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TOWN OF WAYLAND

WARRANT

FOR THE

ANNUAL TOWN MEETING

APRIL 27, 1983

AND

REPORT

OF THE

FINANCE COMMITTEE

WITH
RECOMMENDATIONS AND BUDGET

SOME PERTINENT INFORMATION ABOUT WAYLAND'S TOWN MEETING PROCEDURES

Town Meeting is preceded by a Warrant such as this, mailed to citizens and listing the Articles to be acted upon, along with Recommendations by the Finance Committee. It is important to distinguish between the Articles and the Recommendations.

The Moderator has complete control of the meeting, with the authority to rule on any matter. A quorum of 100 citizens is required.

Articles in the Warrant must be considered in the order in which they appear, unless Town Meeting votes by a TWO-THIRDS vote to change the order.

TO ADDRESS THE MEETING: Rise, call out, "Mr. Moderator," and remain standing until you, or someone else, is recognized. You may not speak until you are recognized by the Moderator. Address the chair when making motions, commenting, or requesting information. The correct language is: "Mr. Moderator, I move . . . . ," "Mr. Moderator, may I ask through you" (then state the question which you want some board, official, or previous speaker to answer), or "Mr. Moderator . . ." and then make your comments or suggestions.

Note that once you sit down after speaking, you relinquish your claim to the floor. Any person must yield the floor if the Moderator so requests. A speaker may only be interrupted by a voter to request he speak louder or for a point of order, some of which are: questions as to legality or propriety of meeting; motion not within scope of Article; doubt of a quorum. No votes are taken on points of order. The Moderator makes the ruling, and it stands.

Every voter has the right to ask questions about parliamentary procedure or make points of order. Otherwise, substantive issues generally may be addressed only if a motion has first been made.

TO MAKE A MOTION: It is quite proper for any voter to offer a motion under any Article. The Town Counsel or Moderator can assist in wording your motion. A motion must both lie within the subject matter of the Article and be legal, or it will be ruled out of order. A motion is made, seconded, repeated by the Moderator, discussed, voted on, and finally disposed of by the Moderator. The Moderator allows, at most, two amendments to a motion at any time. An amendment is moved, discussed, voted on, and then the main motion, either amended or not, is put to a vote.

TO AMEND A MOTION: Obtain the floor, say, "I move to amend the motion by . . . ." An amendment may delete or add words to the main motion or substitute a completely new sentence or motion.

SOME PERTINENT INFORMATION - (Continued)

Motions to amend are debatable and require only a MAJORITY vote, even though the main motion may require a two-thirds vote.

TO LIMIT DEBATE: If you think the discussion has gone on long enough, you may "Move the previous question." If this motion is passed, it will stop discussion. This motion requires a TWO-THIRDS vote and may not be amended or debated.

If you wish the meeting to take no action under an Article, you may "Move that the Article be passed over." This takes a MAJORITY vote and, in effect, kills the Article.

If a voice vote is so close that the Moderator is in doubt, or if seven voters challenge his call, he may ask for a standing counted vote. When a two-thirds vote is required, the Moderator usually takes a counted vote unless the voice vote was unanimous.

Questions which usually require a two-thirds vote are: borrowing money; appropriations for purchase or taking of land; adoption or amendment of Zoning By-Laws; considering an Article in other than the given order, including returning to an Article; reconsideration of an Article once acted upon and disposed of; moving the previous question. Note: Only a majority vote is needed to reconsider an Article before it is disposed of.

TO ADJOURN THE MEETING: If you wish to adjourn the meeting before all the Articles have been disposed of, you may "Move to adjourn until (and name a time and place)." A motion to adjourn takes a MAJORITY vote and may be made at any time during the meeting, even though other motions may be pending. No motion to dissolve Town Meeting is in order until every Article has been considered and acted upon.

HELPFUL INFORMATION ABOUT WAYLAND

	FY 1981-82	FY 1982-83
Population (January 1, each year)	12,622	12,464
Registered Voters	7,863	7,742*
School Enrollment (October 1, ea. yr.)	2,529	2,403
Assessed Valuation	$472,999,548	$475,060,755
Operating Cost of Town	13,121,000	13,387,156
Tax Levy	10,641,000	11,263,670

The tax rate is $23.71 per $1,000 of assessed valuation.

Town expenditures of $475,060 equal $1.00 on the tax rate.

*Registered voters as of September 17, 1982

For further information, refer to the Town Report available at the Town Office.

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1983 FINANCE COMMITTEE REPORT

BUDGET FUNDING

The Finance Committee issued a 3%-increase budget guideline to departments for fiscal 1984. This figure was derived from the 2.5% increase in property tax levy permitted by Proposition 2-1/2, plus expected increased revenues from local receipts and state aid. This guideline was very restrictive to departments, because salary increases had already been negotiated at 6% for the coming year. The impact, especially in personnel-intensive departments such as police, fire, and schools, was severe. The Finance Committee did not feel that the town would welcome another override referendum this year. Neither was it felt that the Town would welcome the necessary service cuts. Therefore, the Finance Committee has recommended a limited transfer of funds from E&D (the "Excess and Deficiency" account) to support the 1984 operating budget.

The decision was not reached lightly, because the Town's surplus funds have until now been used for capital and unanticipated expenses, not for routine budget items.

In order to determine how much would be available for budget relief, the Finance Committee studied the need for retaining funds in this account. Reasons for maintaining a minimum balance include flexibility to meet extraordinary expenses, income earned by investment of the funds, avoidance of tax-anticipation borrowing, and favorable interest rates on bond issues. The Finance Committee determined that about 7% of the operating budget is a desirable level for this account, or approximately $1 million. It appears that by July 1, this account will exceed $1 million by a healthy margin. A number of budgets will be returning unused funds to E&D, due in part to lower inflation and fuel costs, and a milder winter than expected. Also, local receipts will exceed the amount anticipated.

The risk involved in using this account to fund recurring budget expenses is obvious. E&D should not be considered a renewable funding source, because "deposits" to this account result from unpredictable events. In general, money is transferred into E&D from two sources: money "left over" in operating budgets at the end of the year, and revenue from other sources (fees, interest, etc.) in excess of anticipated amounts. Money is transferred out of E&D only by Town Meeting vote. In the past, this account has been used primarily for nonrecurring expense items, such as land acquisitions, major vehicle purchases, and construction projects. Town Meeting has also transferred funds from E&D to cover budget shortfalls, which would otherwise be added onto the subsequent year's tax rate. This practice has allowed us to avoid an erratic tax rate reflective of unusual and irregular expenses.

Today, the financial picture is different. Proposition 2-1/2 has curtailed the Town's ability to purchase a desired level of municipal services. Wayland has been able to maintain most services, due to prudent management, alternative funding (such as fee-supported programs), and an override referendum passed last year. However, we are running out of options, and it will be necessary to reexamine the function of municipal government, in order to uncover the larger economies that will be required. Meanwhile, the Finance Committee believes that the Town deserves an opportunity to use part of its "savings account" to buy one more year of sustained municipal services. What we are buying is time - what it may cost us is the prospect of more severe cuts next year.

$200,000 from E&D was recommended for operating budget relief. The School department would receive $120,000, in proportion to its share of the total budget. The balance of the E&D transfer would be distributed among remaining departments on the basis of need and priority of service, with the lion's share going to the Protection budgets.

NEW BUDGET ITEMS, NONRECURRING

1. Reassessment

State law now requires cities and towns to reassess property values every two years. $38,900 has been added to the Assessors' budget for this purpose. This amount would enable the 1991 assessed values to be updated, to meet the state requirement.

Biennial revaluation is unsettling to the homeowner and places an unfair financial burden on the towns which must hire professional firms in order to meet the state mandate. For this reason, legislation is being considered, which would lengthen the time span between mandated reassessments to three or five years. In the interim, statistical means for maintaining full value would be accepted.

If it becomes apparent that the two-year requirement might be relaxed, the appropriation will not be used.

2. Financial information study

The Selectmen have created a committee to determine how the true costs of various municipal services can be obtained from the accounting system. It is anticipated that the budget voted by the Town would appear much the same as it does now, but that additional information would be available regarding the activities funded. $7500 has been included in the Town Office budget to provide professional assistance.

Allocation of costs is one of the needed steps. This year, the gasoline account, which had been centralized in the Town Office budget, has been distributed among departments which are the primary users.

3. 911 investigation

$2,800 has been included in the Joint Communications budget to study the feasibility of installing an emergency 911 telephone number in Wayland. Previously, limitations in the telephone company equipment in this area had prohibited this service. It now appears possible, given the competition in the communications industry.

NEW BUDGET ITEMS, RECURRING

1. Pension Funding

The Pension Study Committee was charged last year with the task of examining alternatives for funding the Town's outstanding pension liability. The Committee's interim report will be presented to Town Meeting under Article 1. The Finance Committee considers this an important obligation of the Town, and has budgeted $50,000 towards a pension fund. Income from investment of this fund will accrue to the fund. The $50,000 contribution appears in the Unclassified section of the budget. $25,000 was appropriated for this purpose last year, in Warrant Article 11. This fund will be set aside to meet future pension obligations, and should not be confused with the other pension items in Unclassified or the county retirement assessment, which are used to meet current obligations.

2. Water Quality

The Surface Water Quality Committee was charged by the 1982 Annual Town Meeting with the ongoing responsibility for maintenance of Dudley Pond and other water bodies in Wayland. The budgeted amount will be used for routine maintenance work on four town ponds. In addition, there is an Article submitted by this committee, calling for the expenditure of a larger sum for special projects involved in the restoration of Dudley Pond.

3. Historic District Commission

A new, small budget has been established for the Historic District Commission, in order to pay for postage, clerical supplies, and professional dues which had previously been donated by the volunteers serving on this board.

COMING EVENTS

Next year, the Library Trustees will present a proposal to automate the library. The next phase of the road reconstruction program will be presented. The Surface Water Quality Committee may recommend additional restoration work on Dudley Pond, with substantial funding from the State.

REVENUE

The revenue picture for fiscal 1984 is mixed. Local receipts are expected to increase. The new septage treatment plant will be in operation and is expected to generate $50,000 in fee income. The Park and Recreation Commission has moved more of the recreation activity into its fee-supported program budget, and off the tax rate. Fee schedules for other Town activities are under review, along with collection methods. On the other hand, state aid is unlikely to meet the 1983 level, which included a one-time MBTA reimbursement.

FORWARD PLANNING

Looking ahead, the prognosis is no better. The decrease of inflation, while bringing good news for capped budgets, carries with it a lowering of interest rates which will mean less income from Town investments. Proposed revisions of the state aid distribution formulae offer little encouragement that Wayland's cherry sheet revenue will improve or even stay constant. The potential decrease in revenue from other sources may necessitate several steps:

A. Increase revenue

1. FEES: There are few opportunities left for major increases in local receipts, except by charging user fees for more of the Town government services.

2. STATE AID: It is important that our legislators work toward revised state aid distribution formulas which do not penalize towns like Wayland in order to provide additional relief for the cities, especially while Proposition 2-1/2 forbids us to make up the difference at the local level.

3. PROPERTY TAXES: The Finance Committee anticipates another override referendum question on the ballot next spring, to allow the Town another chance to affirm or deny its support for current levels of service.

B. Decrease costs

1. CONTROL EXPENSES: There are some accounts which have been increasing at a faster rate than others. One example is Town Counsel. Well over half the current expense is litigation, almost all of which represents lawsuits against the Town. This is reflective of our increasingly litigious society. Much of the balance of the legal expense represents an attempt to forestall additional lawsuits, since Massachusetts has removed most of the "sovereign immunity" of cities and towns. While it is important that the Town's interests not be compromised by cutting corners in this area, the Selectmen and Finance Committee have decided to meet before the end of the fiscal year to discuss whether new approaches could better control the rate of increase of this and other fast-growing accounts.

2. REVIEW SERVICES: Wayland has spent five years seeking out the minor economies that would enable maintenance of services at limited increase in cost. There are very few of these economies left to be found. Major overhauls will be needed in coming years if revenues remain limited, including consolidation of some municipal services and abandonment of others. This process will require the cooperation and support of Town officials and employees as well as great deal of citizen input. Change need not be threatening, as long as we stay in control.

APPRECIATION

Preparation of the Warrant and the Budget for Town Meeting consideration involves long hours of painstaking work by the Executive Secretary, the Administrator of Financial Services, the Town Accountant, and their staff. Without their industry and support, we would all be a good deal less prepared to make the Town's decisions.

TABLE I

WAYLAND INCOME & EXPENSE STATEMENT

	FY 1981	FY 1982	FY 1983	FY 1984
Budget	$ 13,012,000	$ 12,683,000	$ 13,387,156	$ 14,289,951
Articles	+ 624,000	+ 626,000	+ 210,870	+ 241,740
TOTAL TOWN EXPENSE	13,636,000	13,309,000	13,598,026	14,531,691
Net "Cherry Sheet"	- 1,185,000	- 1,340,000	- 1,318,644	- 1,192,000
	12,451,000	11,969,000	12,279,382	13,339,691
Overlay Expense	+ 131,000	+ 165,000	+ 149,980	+ 175,000
	12,582,000	12,134,000	12,429,362	13,514,691
Federal Revenue Sharing	- 192,000	- 195,000	- 217,000	- 200,000
Net to be Raised by Town	12,390,000	11,939,000	12,212,362	13,314,691
Estimated Receipts	- 1,264,000	- 835,000	- 792,821	- 1,087,000
Net to be Raised	11,126,000	11,104,000	11,419,541	12,227,691
From Available Funds & Free Cash	- 744,000	- 463,000	- 155,871	- 605,691
To be Raised from Taxes	10,382,000	10,641,000	11,263,670	11,622,000
Assessed Valuation	230,705,328	472,999,548	475,060,755	477,161,755
Tax Rate -- Total Costs ÷ Valuation x 1000	$45.00	$22.50	$23.71	$24.36

TABLE II

SIX YEAR HISTORICAL BUDGET SUMMARY

Fiscal Year	School	Town	Total	Increase	%
1984(est)	8,360,632	5,931,933	14,289,951	902,795	6.7
1983	7,978,012	5,409,144	13,387,156	648,759	5.1
1982	7,344,365	5,394,032	12,738,397	285,300	-2.19
1981	7,648,940	5,363,157	13,012,097	668,205	5.4
1980	7,202,723	5,141,169	12,343,892	819,676	7.1
1979	6,862,604	4,661,612	11,524,216	8,784	-0.07

TABLE III

TOWN REVENUES, EXCLUSIVE OF REAL ESTATE TAXES

	FY 1979	FY 1980	FY 1981	FY 1982	FY 1983	Est. FY 1984
Auto Excise	640,000	845,000	488,000	355,000	350,000	375,000
Fees, Fines, Interest	287,000	419,000	476,000	479,200	442,821	712,000
Federal Revenue Sharing	202,000	192,000	195,000	195,000	217,000	200,000
Net Receipts From State	1,455,000	1,110,000	1,100,000	1,339,836	1,318,644	1,192,000
	2,583,803	2,566,000	2,259,000	2,369,036	2,328,465	2,479,000
Raised From Taxes	9,973,000	10,453,000	10,382,000	10,639,700	11,263,691	11,622,000

Five-Year Overview

Percent of the Budget by Departments

Department	% 1978	% 1982	% 1983	% 1984
General Government[1.]	4.7	6.3	6.9	6.7
Protection [2.]	9.6	10.9	11.2	11.8
Health	1.9	1.9	1.9	1.9
Highway	4.4	4.8	4.7	5.0
Veteran's Benefits	.2	.1	.1	.1
Schools	60.3	56.5	58.8	57.4
Regional Voc. School	2.0	1.1	.8	1.0
Libraries	1.6	1.7	1.8	1.8
Park & Recreation	2.3	2.2	2.1	1.9
Fee Supported Programs	--	.3	.3	.4
Unclassified	4.7	6.8	7.2	7.2
Debt & Interest	8.1	7.3	3.4	3.5
Sudbury-Wayland Septage	--	--	.9	1.3

1. Excludes purchase of new computer 1983 - 120,000
2. Excludes purchase of new fire engine 1983 - 90,000

COMMONWEALTH OF MASSACHUSETTS

Middlesex, ss. Town of Wayland

* * * WARRANT * * *

To any of the Constables of the Town of Wayland, Greetings:

In the name of the Commonwealth of Massachusetts, you are hereby required to notify all residents of the Town of Wayland, who shall be qualified to vote in accord with the provisions of G.L. Chapter 51, Section 1, to come to their respective polling places (Precinct 1 in the Gymnasium of the Town Office Building and Precinct 2 in the Junior High School) on

MONDAY, APRIL 25, 1983 BETWEEN 7:00 A.M. and 8:00 P.M.

to choose the following Town officers by ballot from Wayland's registered voters for the following terms of office:

A Moderator for one year;

One Selectman, one member of the School Committee, one Assessor, two Trustees of the Public Library, one member of the Board of Health, one Road Commissioner, two members of the Park and Recreation Commission, one Water Commissioner, one Commissioner of Trust Funds, one member of the Housing Authority, one Town Clerk, each for three years;

One member of the Planning Board, one member of the Housing Authority, each for five years;

as well as such other Town officers as may be necessary.

You are also required to notify all such residents of Wayland to meet in the Field House of the Wayland High School on

WEDNESDAY, APRIL 27, 1983, at 7:45 P.M.

to act on the following Articles:

Notice: It is the intention of the Finance Committee to request of the Town that if adjourned meetings be necessary to complete the action on the Warrant, they be held Thursday, April 28, and Monday, May 2, Tuesday, May 3, and Thursday, May 5, 1983.

* * * * * * * * * * *

ARTICLE 1. TO HEAR REPORTS

Article 1. To receive and act upon reports of Town officers, agents, trustees, commissioners, boards, and committees, or take any action relative thereto.

ARTICLE 2. TO CHOOSE OFFICERS

Article 2. To choose Town officers, agents, trustees, commissioners, boards, and committees not elected by the official ballot.

ARTICLE 3. TRANSFERS - CURRENT FISCAL YEAR

Proposed by: Finance Committee

Article 3. To see if the Town will appropriate a sum or sums of money for the operation and expenses of various Town departments for the current fiscal year; to determine whether such appropriations shall be provided by appropriation from available funds, by transfer of funds already appropriated for another purpose, by funds received as grants from the Commonwealth or Federal government, by borrowing under the authority of the General Laws, or otherwise; and to determine what Town officer, board or committee or combination of them shall be authorized to expend the money or monies appropriated therefor; or take any action relative thereto.

COMMENTS: This Article was inserted in the Warrant by the Finance Committee for the purpose of taking care of certain budget overruns that have occurred during the current fiscal year (FY'83). Each year there are unforeseen circumstances which lead to the necessity to appropriate funds from Excess and Deficiency, or to transfer from existing funds to various accounts that have been (or will be by the end of the fiscal year) overspent.

This year there are five specific transfers required as follows (each of which will be the subject of a motion):

1. Joint Communications Center - Dispatchers Salary Account - $15,000

   This department is completing its first full year of operation. It was anticipated that part-time dispatchers and one full-time dispatcher could provide adequate coverage on evenings and weekends. The part-time component has not worked out; therefore, the Town has had to provide additional full-time dispatchers on evenings and weekends at overtime rates.

2. Joint Communications Center - Utilities - $5,000

   The cost of telephone service and electric service have increased at this facility and are higher than anticipated.

3. Town Counsel - Professional Services - $50,000

   Increased litigation and the threat of litigation have caused Town legal expenses to increase significantly over the last 4 or 5 years. Elected boards and volunteer commissions are understandably unwilling to make decisions for which they are legally accountable without adequate legal advice.

COMMENTS: The number of lawsuits against the Town continues to climb. This transfer represents our obligations incurred to date. However, there may be additional obligations imposed between now and June 30th that will require a transfer from the Reserve Fund.

4. Town Office Gasoline - $5,000

Increased gasoline usage is a continuing problem. Until this year, all gasoline used in the Police, Fire, Inspection, and Town Office has been budgeted in this one central account. In the FY'84 budget, this expense has been divided among the individual departments using the gasoline, so that there will be greater accountability.

5. Veterans Benefits - $8,000

General economic conditions may be responsible for the increased requests we have had for Veterans Benefits. Allowances made to veterans under this program are regulated by State Statute, and the Town receives reimbursements from the State for 50% of these costs. By law, these reimbursements are credited directly to the Town's General Fund Revenue Account when received, and are therefore not available for use by the department.

RECOMMENDATION: The Finance Committee recommends approval of the Article.

ARTICLE 4. RAISE AND APPROPRIATE - BUDGET

Proposed by: Finance Committee

Article 4. To see what sum of money the Town will appropriate for the operation and expenses of the Town, including capital expenditures for equipment, improvements or other purposes, and to determine whether such appropriation shall be provided by taxation, by appropriation from available funds, by transfer of funds already appropriated for another purpose, by borrowing under the authority of the General Laws, or otherwise; or take any action relative thereto.

COMMENTS: The following is a budget summary of the motion the Finance Committee expects to make under the Article. See the Finance Committee Report for additional budget information.

BUDGET SUMMARY

	Appropriated Fiscal Year 1982	Appropriated Fiscal Year 1983	Budget Fiscal Year 1984	Per Cent Increase
General Government [1.]	805,786	937,923	953,857	+ 1.7
Protection [2.]	1,387.622	1,514,899	1,685,957	+10.2
Health	242,838	250,089	265,990	+ 6.4
Highway	609,892	634,272	715,287	+11.3
Veteran's Benefits	11,430	13,200	20,000	+51.5
Schools	7,200,065	7,866,240	8,222,063	+ 4.3
Regional Voc. Sch.	144,300	111,772	138,569	+24.0
Libraries	218,600	231,642	256,103	+10.6
Park & Recreation	278,468	283,067	267,895	- 5.4
Unclassified	867,692	922,633	1,021,370	+10.7
Fee Supported Programs	42,164	43,840	54,975	+25.4
Debt & Interest	929,540	449,579	493,995	+ 9.9
Sudbury/Wayland Septage		118,000	193,530	+64.0
	12,738,397	13,387,156	14,289,951	+ 6.7

1. Excludes purchase of new computer 1983 - 120,000

2. Excludes purchase of new fire engine 1983 - 90,000

MOTION UNDER ARTICLE 4.

For what it considers to be the proper management of the Town and its finances, the Finance Committee makes the following recommendations, and they are, therefore, incorporated under the motion to be made under Article 4 at the Annual Town Meeting, as follows:

That all employees in the Wayland Town Building, the Public Safety Building and the Cochituate Town Building, other than elected officials and those of the School Department, come under the supervision of the Executive Secretary, and that he be charged with the operation, maintenance, and administration of these buildings, their equipment and their grounds; except as to the Wayland Town Building, the Executive Secretary shall be responsible also for its use;

The operation of the landfills be under the supervision of the Road Commissioners;

The appropriation under Conservation Commission for "Conservation Fund" be maintained as a fund against future purchases and not be expended without further direct vote of the Town;

The Town Collector continue to act as Collector for the Water Department, and that all fees and penalties from whatever source be turned over to the Town as Town Income;

The appropriation for "Hydrant Rental" of $16,000 for the Water Department granted in the budget be transferred to "Water Available Surplus";

The sum of $200,000 from "Revenue Sharing PL-94-488" be transferred from this account for application against the Police Department item "Salaries";

The Office of the Town Clerk be continued on a salary basis and that all fees from whatever source derived be turned over to the Town as Town Income;

All fees, wages, or payments made to the Tree Warden, from whatever source, be turned over to the Town as Town Income.

RECOMMENDATION: The Finance Committee recommends approval of the Article.

FINANCE COMMITTEE BUDGET FOR FISCAL YEAR 1984
(July 1,1983 - June 30, 1984)

	Expended FY-1982	Appropriated FY-1983	Recommended Fiscal-Year 1984	Item No.
GENERAL GOVERNMENT				
SELECTMEN:				
Salaries.	500	500	500	1
Expense	6,000	4,200	4,356	2
Out of State Travel	50	50	50	3
Real Estate Option.	450	450	450	4
	7,000	5,200	5,356	
CIVIL DEFENSE:				
Dir.Aux.Pol.-Salary	1,200	1,300	1,300	5
Equip.-Ammo Supplies. . . .	2,548	2,600	2,717	6
	3,748	3,900	4,017	
TOWN OFFICES:				
Salaries.	178,691	182,035	199,358	7
Expenses.	32,300	30,000	31,000	8
Equipment	5,558	6,000	5,000	9
Override Addition	--	17,000	--	9a
Telephone	27,495	28,000	28,000	10
Gasoline.	40,200	33,000	Trans. Indiv. Accounts	11
Professional Services . . .	12,900	--	7,500	12
	297,144	296,035	270,858	
WAYLAND TOWN BUILDING:				
Salaries.	28,699	34,418	37,181	13
Building Utilities.	73,020	75,100	77,600	14
Building Expense.	13,836	11,650	10,731	15
Override Addition	--	6,000	--	16
	115,555	127,168	125,512	
OTHER TOWN BUILDINGS:				
Building Expense.	23,349	12,000	12,360	17

	Expended FY-1982	Appropriated FY-1983	Recommended Fiscal-Year FY-1984	Item No.
LOKER SCHOOL:				
Salaries.	15,600	16,380	17,363	18
Building Expense.	45,427	40,250	39,528	19
Capital Replacement	--	7,500	7,500	20
	61,027	64,130	64,391	
DATA PROCESSING:				
D.P. Manager.	24,143	26,200	28,300	
Computer Operator	18,611	19,157	10,564	
Total Salaries	42,754	45,357	38,864	21
Expenses:				
Forms & Supplies.	9,480	10,000	10,000	22
Engineering Fees.	3,057	1,000	--	23
Out of State Travel&Ed. .	1,177	2,100	2,100	24
Equipment:				
Computer Rental&Repair. .	36,012	28,776	24,216	25
Professional Services:				
Pro. Services: Computer .	--	4,500	15,830	26
	92,480	91,733	91,010	
Equipment: Capital Purchase:				
New Computer,Software&Supplies	--	123,000	--	27
TREASURER-COLLECTOR:				
Salary:				
Treasurer-Collector	20,584	22,150	24,000	
Clerical Salaries	24,040	24,163	27,319	
Total Salaries	44,624	46,312	51,319	28
Expenses:				
Operating Expense	1,063	1,175	1,175	29
Tax Title Expense	6,355	6,600	4,783	30
Deputy Collector Expense.	1,000	1,000	1,000	31
	53,043	55,087	58,277	

	Expended FY-1982	Appropriated FY-1983	Recommended Fiscal-Year FY-1984	Item No.
ASSESSORS:				
Salaries.	4,512	4,600	4,600	32
Clerical.	28,420	27,828	30,900	33
Expense	954	1,400	1,400	34
Professional Services . . .	12,879	--	2,250	35
Computer Peripherals. . . .	--	5,000	--	36
Property Reassessment . . .	138,430		38,900	37
	185,195	38,828	78,050	
FINANCE COMMITTEE:	155	100	100	38
PERSONNEL BOARD:				
Expense	1,300	100	100	39
Adjustment Fund	11,500(Tr)	11,500	15,000	40
Handbook.	--	300	--	41
	11,513	11,900	15,100	
TOWN COUNSEL:				
Professional Services . . .	103,500	72,000	74,250	42
Accrued Taxes	217	1,500	1,500	43
Legal Expenses.	1,500	1,500	1,500	44
	105,217	75,000	77,250	
REGISTRARS:				
Salaries.	200	200	200	45
Listing	406	1,000	1,000	46
	606	1,200	1,200	
TOWN CLERK:				
Salary.	16,889	17,796	19,250	47
Add.Comp.-GL 41-S19G. . . .	400	400	400	48
Clerical.	9,294	9,362	10,669	49
Expense	927	1,100	1,100	50
	27,510	28,658	31,419	
ELECTIONS:				
Officer-Salaries.	1,139	2,330	1,330	51
Expense	506	773	773	52
	1,645	3,103	2,103	

	Expended FY-1982	Appropriated FY-1983	Recommended Fiscal-Year 1984	Item No.
PLANNING BOARD:				
Expenses.	2,919	5,000	5,300	53
Professional Services . . .	835	5,000	5,000	54
Zoning By-Law	3,300	--	--	55
Mainstone Evaluation. . . .	--	5,000	--	55
	7,054	15,000	10,300	
TOWN SURVEYOR:				
Town Surveyor	25,978	24,900	30,000	
Engineering Aides	31,213	35,636	38,710	
Total Salaries	57,191	60,536	68,710	56
Expenses.	1,597	2,000	2,250	57
Vehicle Gasoline Exp. . . .	--	--	800	58
Override-New Vehicle. . . .	--	8,000	--	59a
	58,788	70,536	71,760	
CONSERVATION COMMISSION:				
Cons.Admin.Salary	12,622	19,000	20,500	60
Expense	4,029	2,380	1,703	61
Professional Services . . .	4,479	4,000	4,000	62
Vehicle Gasoline Exp. . . .	--	--	200	63
Drainage Repair Project . .	--	4,600	--	64
	21,130	29,980	26,403	
Programs Paid Entirely From Fees:				
Community Gardens	521	1,900	2,261	65
HISTORICAL COMMISSION:				
Professional Services . . .	533	300	180	66
Expense	572	740	900	67
Phase II Survey	--	2,425	--	68
	1,105	3,465	1,080	
Dudley Pond Water Quality . .				
Professional Services . . .	--	--	5,000	69
Historic District Commission.	--	--	50	70
TOTAL GENERAL GOVERNMENT	1,073,785	1,057,923	953,857	

	Expended FY-1982	Appropriated FY-1983	Recommended Fiscal-Year FY-1984	Item No.
PROTECTION				
POLICE DEPARTMENT:				
Salaries:				
Chief	29,314	30,500	33,800	
Lieutenant	23,273	25,775	28,757	
Sergeants(5)	110,771	121,275	130,378	
Youth Officer(1)	21,970	22,948	24,549	
Detectives (2)	18,867	39,720	42,486	
Patrolmen (12)	233,291	225,038	255,771	
Clerk Secretary(1)	12,809	13,704	15,894	
Intern	5,249	6,300	6,400	
School Traffic Supervisors	12,049	6,025	12,544	
Holiday Pay	15,557	15,917	18,997	
Overtime	47,680	50,000	50,000	
Night Differential	6,102	5,755	7,488	
Court Time	5,601	6,900	6,900	
Specials	2,471	--	2,500	
Override Addition	--	21,200	--	
Total Salaries	545,004	591,057	636,464	1
Expenses:				
Operating Expense	8,851	11,310	11,310	2
Uniform Expense	7,085	7,940	9,115	3
Youth Officer Program	706	800	800	4
Crime Prevention	266	300	300	5
Training Expense	4,857	6,000	6,000	6
Special Services Expense	--	500	500	7
Equipment:				
Police Cars Purchase	29,091	25,000	29,800	8
Police Cars Operating Exp	11,030	11,500	11,500	9
Vehicle Gasoline	--	--	22,700	10
Misc.&Office Equipment	4,610	1,120	1,320	11
Override Addition	--	3,800	--	11a
Equip.Maintenance&Repair	--	1,900	1,700	12
New Equipment	--	1,780	1,000	13
Total Police Department	611,510	663,007	732,509	

	Expended FY-1982	Appropriated FY-1983	Recommended Fiscal-Year FY-1984	Item No.
FIRE DEPARTMENT:				
Salaries:				
Chief	31,189	33,100	35,400	
Deputy Chief.	23,535	24,301	26,250	
Captains(3)	63,618	65,529	70,784	
Firefighters(20).	344,344	353,382	416,027	
Longevity	1,800	3,700	3,750	
Incentive & EMT Pay . . .	15,000	18,400	18,150	
Overtime.	47,139	32,400	41,000	
Call Back Pay	7,300	8,000	8,000	
Holiday Pay	22,089	22,731	25,888	
Call Men, Hourly.	2,927	4,500	4,500	
Call Men, Annual.	1,000	2,400	2,400	
Clerical Part-Time. . . .	953	1,500	1,500	
Override Addition	--	24,000	--	
Total Salaries	560,894	593,943	653.649	14
Expenses:				
Operating Expense	6,639	6,900	7,100	15
Ambulance Expense	3,460	3,500	3,500	16
Fire Alarm Maintenance. .	1,958	2,250	2,400	17
Training & Education. . .	1,637	1,700	1,700	18
Uniform Expense	7,486	7,900	7,900	19
Out of State Travel . . .	300	300	300	20
Equipment:				
Misc. Equipment	5,992	6,000	6,100	21
Equipment Rental.	--	500	500	22
Equipment Maintenance . .	2,931	4,000	4,100	23
Vehicle Gasoline.	--	--	8,000	24
Total Fire Department	591,297	626,993	695,249	
Equipment: Capital Purchase				
1 New Fire Pumper	--	90,000	--	25
JOINT COMMUNICATIONS:				
Salaries:				
Dispatchers Salaries. . .	82,637	85,503	105,875	26
Expenses:				
Operating Expense	12,245	12,500	12,500	27
Public Safety Building Expense:				
Maintenance & Repairs . .	23,345	23,500	27,000	28
Building Utilities. . . .	20,486	16,500	16,000	29
Equipment:				
E911 Phone Study.	--	--	2,800	30
	138,714	138,003	164,175	

	Expended FY-1982	Appropriated FY-1983	Recommended Fiscal-Year 1984	Item No.
INSPECTION DEPARTMENT:				
Salaries:				
Building Inspector. . . .	22,801	22,850	24,700	
Deputy Building Inspector	--	400	400	
Wiring Inspector.	7,199	7,130	7,130	
Plumbing Inspector. . . .	2,899	3,665	3,715	
Gas Inspector	3,604	3,565	3,565	
Clerical.	22,544	26,461	26,664	
Sub. Inspector.	1,000	1,500	1,500	
Sealer Weights&Measures .	--	250	250	
Total Salaries	60,047	65,821	67,924	31
Expenses:				
Building&Zoning Expense .	2,015	1,750	1,825	32
Inspectors Expense. . . .	1,772	1,680	1,735	33
Zoning Board of Appeals .	495	550	550	34
Sealer Weights&Measures .	--	50	50	35
Out of State Travel . . .	--	150	150	36
Equipment:				
Vehicle Expense	643	835	500	37
Vehicle Purchase.	--	--	2,250	38
Office Equipment.	--	--	835	39
Vehicle Gasoline.	--	--	500	40
Sealer Weights&Measures .	--	160	50	41
Dog Officer:				
Salary.	12,621	13,400	14,350	42
Operating Expense	2,100	1,100	1,100	43
Vehicle Gasoline.	--	--	800	44
Boarding & Vet Expense. .	1,509	1,400	1,405	45
Total Inspection	81,202	86,896	94,024	
TOTAL PROTECTION	1,422,723	1,604,899	1,685,957	

	Expended FY-1982	Appropriated FY-1983	Recommended Fiscal-Year FY-1984	Item No.
BOARD OF HEALTH				
BOARD OF HEALTH:				
Salaries:				
Board of Health Members .	150	150	150	
Secretary to Board. . . .	11,780	13,055	14,658	
Environmental Engineer. .	14,796	16,799	17,800	
Animal Inspector.	630	630	630	
Detached Social Worker. .	28,279	28,500	30,550	
Asst.to Det.Social Worker	14,890	16,396	17,710	
Health Inspector.	8,896	9,315	10,166	
Total Salaries	79,421	84,845	91,664	1
Expenses:				
Bd.of Health Office Exp..	4,189	3,090	3,090	2
Social Worker Office Exp.	1,579	1,695	1,695	3
Travel.	2,164	3,479	3,480	4
Contractual/Professional Services:				
Framingham Youth Guidance	30,000	30,500	30,500	5
Trinity Mental Health . .	1,870	1,420	--	6
Mosquito Control.	13,200	12,700	12,700	7
Parmenter Nursing Care Contract	105,499	109,360	112,661	8
Special Budget Items:				
New Auto Social Worker. .	--	--	7,200	9
Water Quality	--	1,500	1,500	10
Hazardous Waste Management	--	1,500	1,500	11
Total Board of Health	237,922	250,089	265,990	
WELFARE				
VETERANS' BENEFITS:				
Operating Expense	12,566	7,500	14,300	1
Other Expenses.	4,776	5,700	5,700	2
	17,342	13,200	20,000	

	Expended FY-1982	Appropriated FY-1983	Recommended Fiscal-Year FY-1984	Item No.
HIGHWAY DEPARTMENT				
HIGHWAY DEPARTMENT:				
Salaries:				
Superintendent.	28,508	28,900	31,200	
Clerical.	14,603	14,000	15,792	
Labor	251,520	206,554	209,185	
Overtime.	40,940	39,000	39,000	
Total Salaries	335,571	288,454	295,177	1
Maintenance:				
Roads	40,821	40,000	40,000	2
Care of Landfill.	5,421	--	--	3
Snow Removal.	68,055	50,000	60,000	4
Contract/ProfessionalServices:				
Landfill.	--	107,020	104,460	5
Sweeping.	--	18,000	20,000	6
Basin Cleaning.	--	10,000	12,000	7
Line Painting	--	3,500	8,000	8
Landfill-Misc	--	--	7,050	9
Care of Landfill.	5,500	--	--	10
Sidewalk Construction . .	--	--	16,600	11
Equipment:				
Miscellaneous	12,556	5,384	7,000	12
Front End Loader.	--	13,000	--	13
New Truck and Sander . .	--	--	49,000	14
Grader Rental	--	4,000	--	15
Dozer Rental(landfill). .	5,252	--	--	16
2 New Plows	5,680	--	--	17
Equipment Rental(landfill)	2,530	--	--	18
Maintenance of Equipment. .	75,002	70,000	70,000	19
Maint.of Equip.(landfill) .	14,993	--	--	20
Building Maintenance:				
Garage Repair	5,400	1,768	2,000	21
Utilities	21,890	20,146	21,000	22
Other Garage Expense. . .	5,404	3,000	3,000	23
	604,075	634,272	715,287	

	Expended FY-1982	Appropriated FY-1983	Recommended Fiscal-Year FY-1984	Item No.
HIGHWAY-WAYLAND/SUDBURY SEPTAGE FACILITY:				
Salaries:				
Operator.	--	26,875	25,000	
Assistant Operator. . . .	--	20,000	20,000	
Fringe Benefits	--	--	22,000	
Total Salaries:	--	46,875	67,000	24
Expenses:				
Utilities	--	25,447	--	25
Chemicals	--	25,750	45,000	26
Miscellaneous	2,796	5,000	5,000	27
Insurance	--	5,367	6,000	28
Equipment:				
Materials & Supplies. . .	--	9,561	--	29
Maintenance	--	--	13,600	30
Energy.	--	--	3,710	31
Building:				
Energy.	--	--	9,900	32
Utilities	--	--	43,320	33
TOTAL	2,796	118,000	193,530	
WAYLAND PUBLIC SCHOOLS:				
I Regular Instruction . .	4,026,704	4,254,487	4,514,778	1
Override Addition	--	170,000	--	1a
II Special Instruction . .	976,447	1,141,811	1,251,902	2
III Instructional Services.	769,766	862,608	953,324	3
IV Operational Services. .	1,086,178	1,123,644	1,168,969	4
V Policy-Admin.Services .	291,905	305,190	324,590	5
VI Out of State Travel . .	5,000	8,500	8,500	6
	7,156,000	7,696,240	8,222,063	
REGIONAL VOCATIONAL SCHOOL	144,021	111,772	138,569	7

	Expended FY-1982	Appropriated FY-1983	Recommended Fiscal-Year FY-1984	Item No.
LIBRARY:				
Salaries:				
Library Director.	21,726	22,150	23,950	
Asst. Library Director. .	174	--	--	
Asst. Library-Professional	16,863	--	--	
Children's Librarian. . .	17,705	18,474	21,755	
Assts.-Non-Professional .	--	--	--	
Pages	6,031	8,007	8,844	
Clerks.	8,711	2,000	6,564	
Custodian	9,642	10,148	12,451	
Library Assistants. . . .	72,528	66,281	75,070	
Admin. Assistant.	--	14,047	16,542	
Reference Librarian . . .	--	688	1,039	
Tech.Services&Reference .	--	16,996	20,029	
Children's Rm. Assts. . .	--	1,872	--	
Additional Sunday Staff .	--	650	--	
Outreach Staff.	--	1,050	--	
Override Addition	--	10,000	--	
Total Salaries:	153,380	172,363	186,244	1
Operating Expense	23,398	24,420	25,000	2
Library Materials	35,358	35,359	35,359	3
Tuition Reimbursement . . .	481	500	500	4
Out of State Travel	500	500	500	5
Equipment	--	1,000	--	6
Refurbishing.	--	--	1,000	7
Building Repairs.	11,400	1,500	1,500	8
LIBRARY STATE AID PROGRAMS				
State Aid, Materials. . . .	6,600	6,000	6,000	9
Total Library	231,117	241,642	256,103	

PARK AND RECREATION

	Expended FY-1982	Appropriated FY-1983	Recommended Fiscal-Year FY-1984	Item No.
PARK AND RECREATION:				
Salaries:				
Superintendent.	26,629	27,700	29,900	
Asst. Superintendent. . .	11,821	--	--	
Park-Cemetery Consultant.	--	3,240	--	
Labor	126,188	143,373	134,465	
Clerical.	17,564	17,826	19,209	
Beach Supervisors	2,181	980	--	
Specialists	680	750	750	
Officials	398	750	750	
Playground Supervisors. .	567	--	--	
Mini Camp Coordinator . .	--	500	500	
Total Salaries:	186,028	195,119	185,574	1
Expenses:				
Repairs & Maintenance . .	18,534	18,720	29,170	2
Materials & Supplies. . .	11,821	12,240	7,648	3
Uniform Expense	2,549	2,640	2,800	4
Beach Expense	1,890	1,895	--	5
Tree Planting	450	1,000	1,000	6
Play Apparatus Parts. . .	500	500	500	7
Recorder Services	343	400	400	8
Travel & Dues	385	400	400	9
Contract/Professional Services:				
Tennis Resurfacing Contract	710	--	--	10
Tree Trimming Contract. .	12,905	14,000	16,000	11
Public Works Contract . .	4,350	5,103	5,103	12
Dutch Elm Contract. . . .	1,848	2,000	1,750	13
Basketball Resurfacing. .	--	--	--	14
Oil Beach Parking Lot . .	--	--	--	15
Out of State Travel . . .	705	750	750	16

	Expended FY-1982	Appropriated FY-1983	Recommended Fiscal-Year FY-1984	Item No.
Equipment:				
Misc. Small Equipment . .	1,492	1,500	1,500	17
Truck	6,944	10,000	--	18
New Mower	--	9,000	10,000	19
Flair Mower	1,999	--	--	20
Repair Supplies & Equip .	3,295	3,300	3,300	21
Building Repairs, Lighting, etc.	4,099	4,500	2,000	22
	260,842	283,067	267,895	
Programs Paid Entirely From Fees				
Fee Supported Programs. . .	47,046	43,840	54,975	23

	Expended FY-1982	Appropriated FY-1983	Recommended Fiscal-Year FY-1984	Item No.
		UNCLASSIFIED		
Insurance General	174,193	177,000	177,000	1
Insurance 32B	300,175	326,000	434,000	2
Unemployment.	34,410	25,000	25,000	3
Street Lighting	62,796	67,000	67,000	4
Hydrant Rental.	16,000	16,000	16,000	5
Town and Finance Comm. Reports	10,000	10,000	10,000	6
Reserve Fund.	200,000(Tr)	233,733	170,000	7
Public Ceremonies	1,183	1,200	1,200	8
Town Meeting Notices.	4,000	5,000	5,000	9
Surety Bonds.	946	1,000	1,000	10
Town Clocks	80	200	200	11
Council on Aging.	7,520	7,000	7,210	12
Non-Contributory Pensions . .	25,999	27,000	28,620	13
Pension-Disability Account. .	20,000	20,000	20,000	14
Road Policy Committee	--	6,500	--	15
Pension Funding	--	ArticleFY'83	50,000	16
Occupational Health Nurse . .	--	--	9,500	17
	657,304	922,633	1,021,730	

	Expended FY-1982	Appropriated FY-1983	Recommended Fiscal-Year FY-1984	Item No.
MATURING DEBT AND INTEREST				
MATURING DEBT AND INTEREST:				
Interest:				
Bond Anticipation Notes .	--	10,000	15,000	1
FAAN Septage.	14,616	20,000	18,117	2
Anticipation of Revenue .	57,047	10,000	10,000	3
Schools:				
1971-3,850,000.	9,047	--	--	4
1972-1,050,000.	25,500	22,500	20,250	5
1976-900,000.	26,977	22,073	17,167	6
New Town Building	53,793	45,006	36,218	7
Conservation 1976	599	--	--	8
Multi Purpose Bond Issue. . .	--	--	45,243	9
Maturing Debt:				
Schools:				
1971-3,850,000.	385,000	--	--	10
1972-1,050,000.	60,000	45,000	45,000	11
1976-900,000	90,000	90,000	90,000	12
Conservation.	13,620	--	--	13
New Town Building	185,000	185,000	185,000	14
Bond Issue Sale Expense . . .	--	--	12,000	15
	921,202	449,579	493,995	
TOTAL BUDGET	12,776,180	13,591,439	14,289,951	

ARTICLE 5 . TO APPROPRIATE FOR WATER DEPARTMENT

Proposed by: Water Commissioners

Article 5. To see if the Town will appropriate a sum of money for the Water Department to be expended pursuant to the authority of the Water Commissioners; to determine whether such appropriation shall be provided by taxation, by appropriation from available funds, by borrowing under the authority of the General Laws, or otherwise; or take any action relative thereto.

COMMENTS: This Article provides funds according to the proposed budget below for the operation of the Water Department for the coming Fiscal Year 1984.

WATER DEPARTMENT

	Expended FY '82	Appropriated FY '83	Recommended FY '84
Salaries:			
Commissioners (3)	225	225	225
Superintendent	26,554	25,550	30,500
Labor	98,153	105,329	122,689
Town Office	23,974	24,524	28,329
Adj. Fund-Salaries	--	10,060	--
Total Salaries	148,906	165,688	181,743
Maintenance	152,393	190,790	199,590
Equipment:			
½ Ton Truck	6,000	7,000	--
New Base Radio	--	3,000	--
Special Budget Items:			
New Well & Pumping Station	--	15,000	15,000
Meter Renewal	--	5,000	5,000
Purge Wells	20,000	25,000	25,000
Test Wells	9,740	--	--
Aquifer Eng. Study	--	--	--
Total Water Department	337,039	413,978	426,333

RECOMMENDATION: The Finance Committee recommends approval of the Article.

ARTICLE 6. COMPUTER EQUIPMENT FOR SCHOOLS

Proposed by: School Committee

Estimated Costs: $40,000

Article 6. To see if the Town will appropriate a sum of money to be expended by the School Committee for the acquisition of new instructional computer equipment to be used by the School Department; and to determine whether such money shall be provided for by taxation, by appropriation from available funds, by transfer of funds already appropriated for another purpose, by funds received as grants from the Commonwealth or Federal government, by borrowing under the provisions of the General Laws, or otherwise; or take any action relative thereto.

COMMENTS: This Article was inserted in the Warrant by the School Committee to see if the Town will approve the purchase of microcomputer equipment for use in all levels of the school system for instructional purposes.

At the present time, there are 33 microcomputers throughout the school system. The procurement and use of this equipment has been part of a long range plan to keep the Wayland school system up to date with regard to the growing demand for "computer literacy" of its students. At the present time, the demand outstrips the availability of computer resources.

For the period 1982 to 1985, the school system plans expenditures of $133,000 in order to bring the level of computer equipment up to the point where there will be adequate facilities to meet the needs of the proposed computer literacy curriculum. During the present fiscal year, for example, $15,000 of Town funds and $6,791 of grant and gift monies are being used for the purchase of 14 microcomputers and two calculators.

In fiscal 1984, the anticipated expenditure is $55,488, which includes $40,000 to be authorized by this Article, if passed, and $15,488 from grants and gifts. These funds would be used to purchase 24 microcomputers and 50 calculators. Precise bid specifications will be prepared by the School Department staff with the assistance of the Citizen's Computer Advisory Committee.

A detailed study of the school system's computer needs has resulted in a comprehensive report, entitled "Report and Recommendations for Instructional Computer Applications", which has been approved by the School Committee. This report sets forth the goals and implementation steps for this multi-year plan.

ARTICLE 6. COMPUTER EQUIPMENT FOR SCHOOLS - (Continued)

COMMENTS: The overall goal for this program is to ensure that Wayland students at all levels develop familiarity and skills with computers in a variety of applications so as to position them competitively as they enter what has become a computer-intensive society.

There appear to be two risks associated with this program. First, there is a risk that the number of computers being brought into the system might be too many to manage. This appears to be offset, however, by increased training of teachers and by the participation of volunteers. The second risk is that there is an alternative which would involve the purchase of a minicomputer to be used primarily for computer-assisted instruction. This alternative has been rejected in favor of the microcomputer approach, since a judgement has been made that the educational value of this approach is superior.

The Finance Committee believes the Wayland school system is taking an aggressive but fiscally sound approach to address its requirement for student computer literacy.

RECOMMENDATION: The Finance Committee recommends approval of the Article.

ARTICLE 7 . DUDLEY POND PROGRAM

Proposed by: Surface Water Quality Committee

Estimated Cost: $25,000

Article 7 . To see if the Town will appropriate a sum of money to be expended by the Surface Water Quality Committee to carry out a water quality monitoring and maintenance program for Dudley Pond; and to determine whether such appropriation shall be provided by taxation, by appropriation from available funds, by transfer of funds already appropriated for another purposes, by funds received as grants from the Commonwealth or Federal government, by borrowing, or otherwise; or take any action relative thereto.

COMMENTS: This Article was inserted in the Warrant by the Surface Water Quality Committee, to see if the Town would approve the expenditure of $25,000 to be used toward efforts to clean up Dudley Pond. The State has already approved a grant, and would contribute another $25,000 to the project. The $50,000 would be used as follows:

1. $35,000 for engineering and design of a stormwater management program

2. $15,000 for weed-harvesting of 40 acres around the edge of the pond

Approval of this Article would enable the Surface Water Quality Committee to continue its program for the restoration of Dudley Pond. Nutrients washed in by rainfall contribute to the growth of algae and weeds, which over a period of time will threaten the Pond.

Dudley Pond is one of the Town's assets, and as such should be maintained.

RECOMMENDATION: The Finance Committee recommends approval of the Article.

ARTICLE 8. COMPENSATION OF ELECTED OFFICERS

Proposed by: Board of Selectmen

Estimated Cost: $24,725

Article 8. To see if the Town will fix the salary and compensation of all elected officers of the Town pursuant to G. L. Chapter 41, Section 108, and establish the effective date of such salary and compensation.

COMMENTS: Elective officers' salaries are not covered by the Wage and Salary Classification Plan and, therefore, must be established annually by the Town. Included under this Article are the salaries of the Selectmen, the Assessors, the Board of Health, the Water Commissioners, and the Town Clerk. The salary recommendations are as indicated in the budget. The Finance Committee recommends that they be made effective as of July 1, 1983. Appendix "C" of this report sets forth the individual salaries.

RECOMMENDATION: The Finance Committee recommends approval of the Article.

ARTICLE 9. RESURFACE WOODRIDGE AND PEQUOT ROADS

Proposed by: Road Commissioners

Estimated Cost: $167,000

Effect on Tax Rate: $41,750

Article 9. To see if the Town will vote to appropriate a sum of money to be expended by the Road Commissioners to resurface Woodridge Road from Fox Meadow Road to Rice Road (approximately 7500 feet) and Pequot Road from Cochituate Road to Maiden Lane (approximately 4000 feet); and to determine whether such money shall be provided for by taxation, by appropriation from available funds, by transfer of funds already appropriated for another purpose, by funds received as grants from the Commonwealth or Federal government, by borrowing under the authority of the General Laws, or otherwise; or take any action relative thereto.

COMMENTS: This Article deals with the resurfacing of sections of Woodridge ($107,000) and Pequot ($60,000) Roads.

Each year, the Road Commissioners submit to Town Meeting a major road project to be carried out by the Highway Department and underwritten by the ongoing State funding program. Resurfacing costs would receive 75% reimbursement from the Commonwealth.

This project has been endorsed by the Road Construction Committee.

RECOMMENDATIONS: The Finance Committee recommends approval of the Article.

ARTICLE 9. RESURFACE WOODRIDGE AND PEQUOT ROADS

ROADS TO RE-PAVED
PEQUOT ROAD, WOODRIDGE ROAD

ARTICLE 10. RECONSTRUCT PORTIONS OF PLAIN, CLAYPIT HILL and STONEBRIDGE ROADS

Proposed by: Road Construction Committee

Estimated Cost: $900,000 - To be funded through the sale of Town bonds

Article 10. To see if the Town will vote to appropriate a sum of money for the construction, reconstruction and/or improvement (including construction of sidewalks) of Plain Road from Boston Post Road to Haywood Brook, Plain Road from a point approximately 300' southeast of Decatur Lane to the intersection of Plain Road with Glen Road, Claypit Hill Road from Plain Road to a point approximately 500' northeast of the southernmost intersection with the road leading to Claypit Hill School, and Stonebridge Road from Anthony Road to Potter Road; to determine whether such money shall be provided for by taxation, by appropriation from available funds, by transfer of funds already appropriated for another purpose, by borrowing under the authority of the General Laws, or otherwise; and to determine what Town board, committee or officer or combination of them shall be authorized to expend the money appropriated therefor and to apply and contract for aid from any public sources for the purposes of this Article; or take any action relative thereto.

COMMENTS: The expenditure under this Article represents the second installment in the program presented by the Road Policy Study Committee last year. The Town received the report of the Committee and authorized reconstruction of Old Connecticut Path (East) under Articles 13 and 14 of the 1982 Annual Town Meeting. The same action dissolved the Committee and created the Road Construction Committee to oversee and implement the program.

The new Committee inserted this Article in the Warrant to obtain authorization for borrowings of up to $900,000 to engineer and reconstruct portions of Plain, Claypit Hill, and Stonebridge Roads, based upon construction estimates of $100 - $150 per running foot. The design and construction of sidewalks along the reconstructed roads would be done within the requested appropriation, subject to acquisition of the necessary easements.

If the Town votes approval, engineering will be completed late this year and construction will be put out for bidding in early 1984 and scheduled for completion during fiscal 1985. As the design work progresses, informational briefings by the Road Construction Committee will be given to all those concerned.

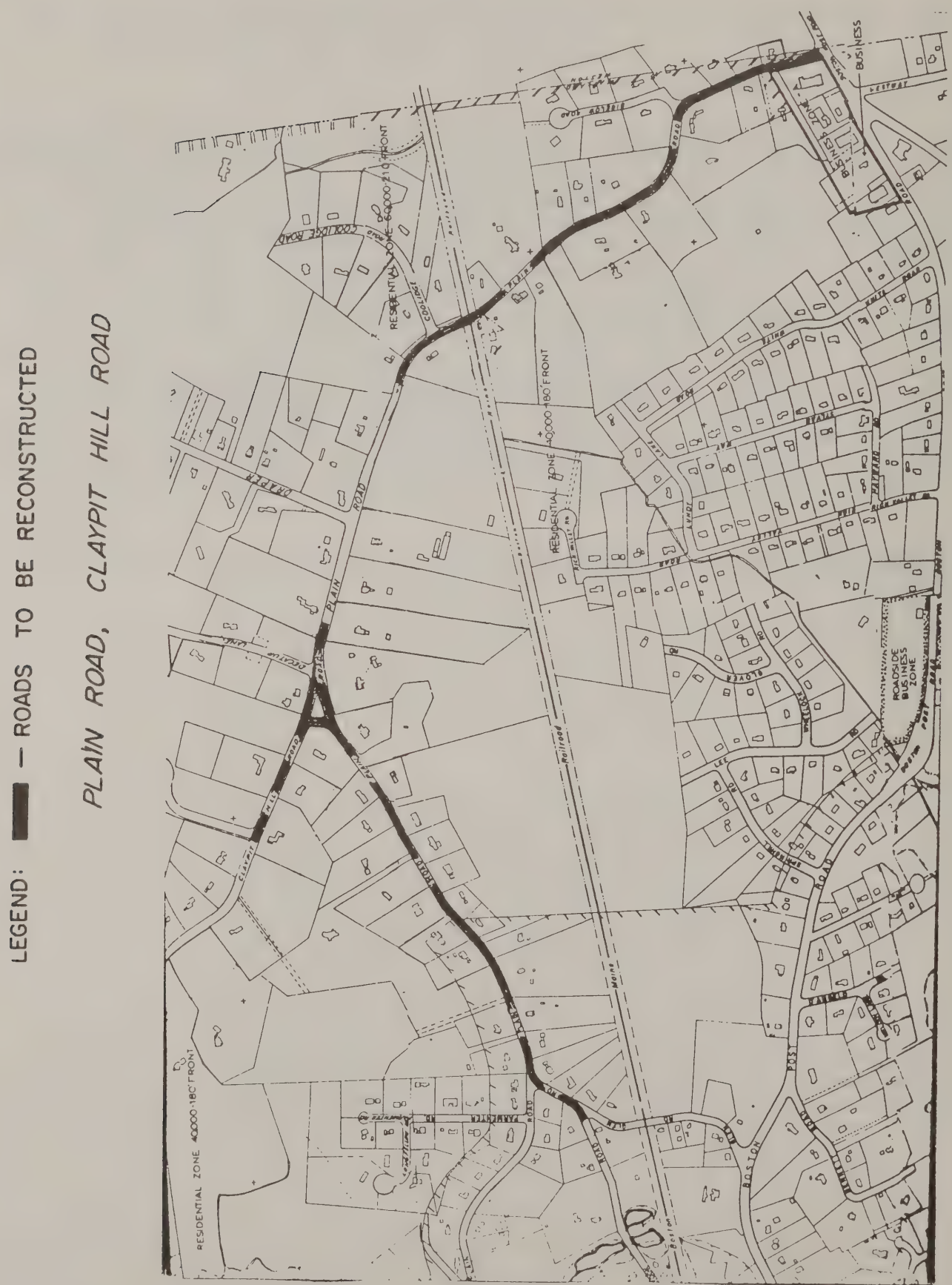
ARTICLE 10. RECONSTRUCT PORTIONS OF PLAIN, CLAYPIT HILL and STONEBRIDGE ROADS - (Cont.)

COMMENTS: It is planned that periodic design reviews will be conducted by a group consisting of the Town Surveyor, the Highway Superintendent, and the Road Construction Committee.

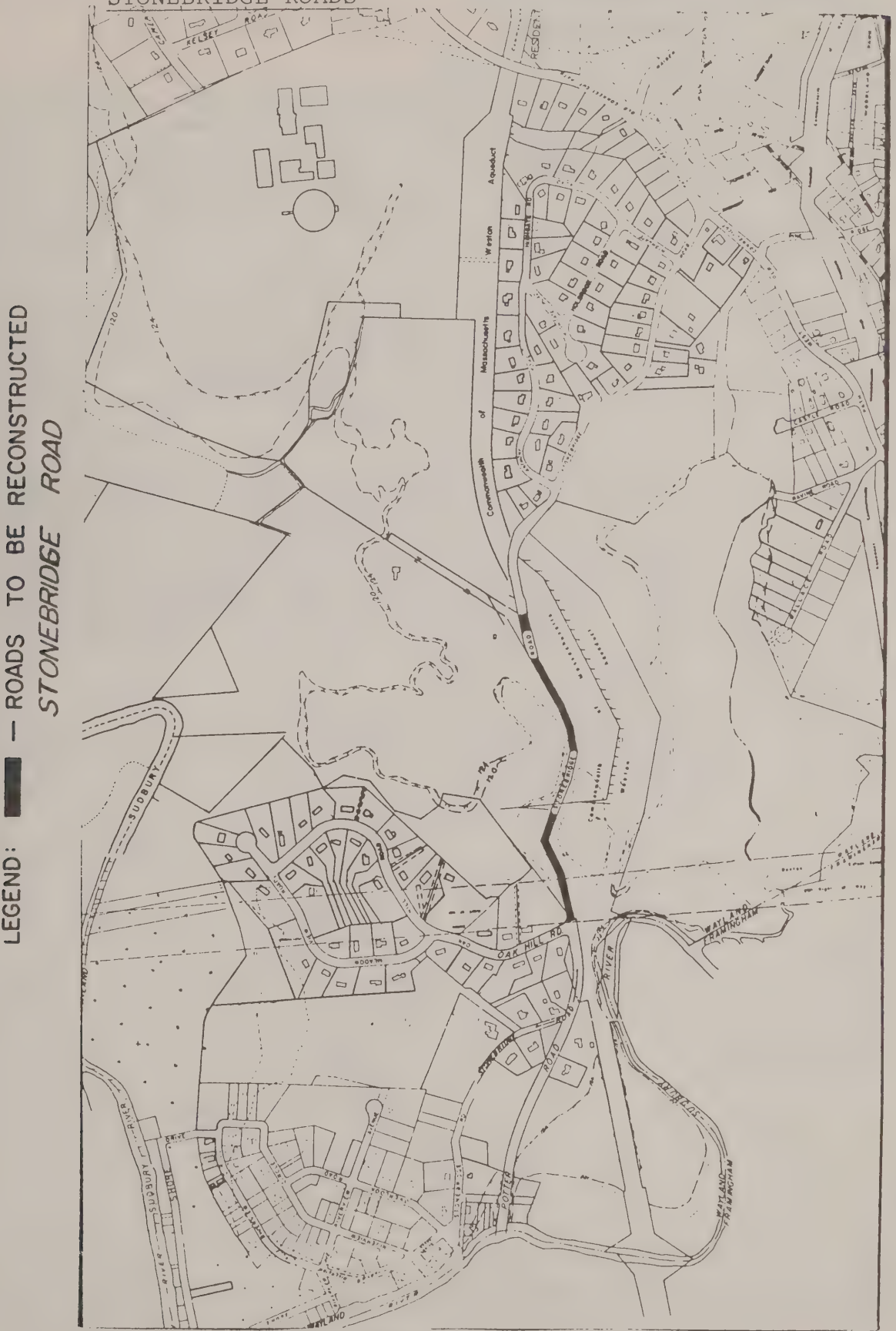
The third and final installment of this first phase will be presented to the 1984 Annual Town Meeting. Preliminary cost estimates for that installment would bring the total cost for all three installments to approximately $3,600,000. The effect on the tax rate of such an expenditure, if bonded over a ten year period at prevailing interest rates, would be about $1.25 the first year, declining each year as principal is repaid to 80¢ in the tenth year. The maximum impact would be in FY-1986 when the first principal repayment would be made. The possibility of State aid is less likely than thought last year. However, any aid received would decrease the effect on the tax rate. The State Department of Revenue has advised the Finance Committee that the borrowing for the three installments, issued under a single bond issue, is exempt from the Tax Cap as a result of last year's Town-wide "override" referendum.

RECOMMENDATION: The Finance Committee recommends approval of the Article.

ARTICLE 10. RECONSTRUCT PORTIONS OF PLAIN, CLAYPIT HILL AND STONEBRIDGE ROADS



ARTICLE 10. RECONSTRUCT PORTIONS OF PLAIN, CLAYPIT HILL AND STONEBRIDGE ROADS



ARTICLE 11 . ACCEPT STREET

Proposed by: Road Commissioners

Article 11. To see if the Town will vote to accept the laying out of a portion of the following named streets and establish said portion thereof as a Town way, with the boundaries and measurements shown on the plan referred to in the description, which plan is included in the order of layout of the Road Commissioners adopted with respect to such way and filed in the office of the Town Clerk in accordance with the provisions of General Laws, Chapter 82, Sections 21-23:

> A portion of Knollwood Lane, 392 feet more or less as shown on a plan entitled "Plan of a Portion of Knollwood Lane (Land Court Case Number 28,457) in Wayland, Mass. Scale: 1" = 40' August 9, 1982, Survey by McCarthy and Sullivan Engineering Inc., 81 Speen Street, Natick, Mass."

and to authorize the Road Commissioners to acquire by purchase, eminent domain, gift or otherwise for highway purposes the fee or any lesser interests as well as easements for drainage, slope or otherwise in any lands that may be necessary for such Town ways; and to determine whether the Town will appropriate money therefor, to be provided by taxation, by appropriation from available funds, by transfer of funds already appropriated for another purpose, or otherwise; or take any action relative thereto.

COMMENTS: This Article provides for the acceptance of a portion of Knollwood Lane as a Town road. It was presented and accepted in 1966. Although the plan and taking of the road was properly filed at the registry of deeds, it was not realized that an additional filing was necessary. This portion of Knollwood Lane passes over a parcel of land that had been registered with the Massachusetts Land Court. In order for title to pass to the Town, a plan has to be submitted to the Court describing the land taken for road purposes and must be recorded against the title of the original parcel. No expenditure of Town funds is involved.

RECOMMENDATION: The Finance Committee recommends approval of the Article.

ARTICLE 11. ACCEPT STREET

PORTION OF KNOLLWOOD LANE TO BE ACCEPTED

ARTICLE 12. AMEND ZONING BY-LAWS - CONSERVATION CLUSTER DEVELOPMENT

Proposed by: Planning Board

Article 12. To see if the Town will amend its Zoning By-Laws in the following manner:

A. By deleting Section IX A of the Zoning By-Laws in its entirety and substituting in its place the following:

Section IX A Conservation Cluster Development

1. For the purpose of promoting the more efficient use of land in harmony with its natural features, encouraging the preservation of Open Land for conservation, agriculture, open space, and recreational use, preserving historical and archeological resources, protecting existing or potential municipal water supplies, all in accordance with the general intent of the Zoning By-Laws to protect and promote the health, safety, convenience and general welfare of the inhabitants of the Town of Wayland, an owner or owners of a tract of land within a Single Residence District, or an authorized agent or agents of such owner or owners, may have application for a special permit exempting such land from the lot area and frontage, yard, setback and width of lot requirements of Section IX. The Planning Board is hereby designated as the special permit granting authority for all purposes under this Section and shall adopt rules and regulations with respect to the administration of applications for special permits under this Section.

2. In addition to any other documents or information required by the Planning Board pursuant to its rules and regulations adopted hereunder, application for a special permit pursuant to this Section shall be accompanied by a site plan (the "Plan"), which shall show all of the information required for a definitive subdivision plan as specified in the Wayland Planning Board Subdivision Rules and Regulations, such additional information required by paragraphs 1-5 of subsection (a) of Section XA of the Zoning By-Laws as the Planning Board deems necessary, and, to the extent applicable, all proposed instruments to be recorded with the plans.

3. After notice and public hearing in accordance with law, which public hearing shall be held within sixty-five (65) days after the filing of the application with the Planning Board, the Planning Board may, after due consideration of the reports and recommendations of the Conservation Commission and the Board of Health, grant such a special permit provided that:

(a) it finds that the proposed plan is in harmony with the purposes and intent of these By-Laws and this section;

(b) the area of the tract of land is not less than ten (10) acres;

(c) the number of lots on which there is to be a single dwelling unit does not exceed the larger of the following:

1. The number of building lots which could be created in the tract shown on such Plan without a special permit hereunder, plus one lot for each ten of such building lots which could otherwise be created; or

2. The number of building lots obtained by dividing 90% of the total area of the tract, exclusive of land situated within the Flood Plain or designated as Wetlands by the Conservation Commission, by the minimum lot size permitted in the district within which the tract is located, plus one lot for each ten lots so arrived at from such division;

(d) each of the building lots shown on the Plan has adequate frontage, but no less than fifty (50) feet, on a public or private way;

(e) each of the building lots shown on the Plan is of a size and shape as shall provide a building site which shall be in harmony with the natural terrain and other features of the tract, but no such lot shall have an area of less than 20,000 square feet as shown on the Plan;

(f) the front, side and rear yards of each lot shall be shown on the Plan by dashed lines indicating the area within which a building may be built;

(g) at least 35% of the land area of the tract, exclusive of land set aside for road area, shall be Open Land, and that the Open Land shall include all land not dedicated to roads or building lots. For the purpose of this Section, Open Land is defined as a parcel or parcels of land or an area of water, or a combination of land and water,

not including roads or ways, whether public or private, to be used for open space, conservation, agriculture, outdoor recreation, park purposes, or some combination of the foregoing;

(h) Open Land shall be conveyed either

1. to the Town, which shall accept it for park or open space use; or

2. a. to the Sudbury Valley Trustees, Inc. and its successors, or to another non-profit conservation organization approved by the Planning Board, the principal purpose of which is the conservation of open space; or

b. to a corporation, trust or association owned or to be owned by the owners of lots or residential units within the tract, provided that if such a corporation, trust or association holds title, ownership thereof shall pass with conveyances of the lots or residential units;

If ownership is in an entity other than the Town there shall be sufficient rights in the Town to provide that such land shall be kept in an open or natural state, and provision shall be made so that the Town can enforce any other restrictions or easements imposed upon the Open Land by the Planning Board as conditions of its special permit grant;

(i) Subject to the approval of the Board of Health, as otherwise required by law, the Planning Board may permit the Open Land to be used for subsurface waste disposal where the Planning Board finds that such use will not be detrimental to the character or quality of the Open Land;

(j) all dwelling units shall be in detached buildings and there shall not be more than one dwelling unit in a building;

(k) if the land shown on the Plan includes land in two Residence Zones, all of the land shall, for all purposes of this Section IX A, be considered as lying entirely within the zone having the largest area and frontage requirements, except that if 75% or more of the total area shown as building lots lies within one Residence Zone, all of the land shall be considered as lying within that zone;

(l) no lot shown on the plan for which a permit is granted under this Section may be further subdivided and a notation to this effect shall be shown on the plan.

4. The Planning Board may, in appropriate cases, impose as a condition of the special permit further restrictions, conditions and safeguards upon the tract, or parts thereof, to protect and promote the health, safety, convenience and general welfare of the inhabitants of the Town of Wayland.

5. In connection with the granting or denying of a special permit under this section, the Planning Board shall issue to the applicant and shall file with the Town Clerk a written decision which shall include as a minimum:

(a) A determination of the maximum number of lots upon which dwellings could be constructed without a special permit hereunder; and a determination of the area of the tract usable for residential construction in accordance with Subsection 3.c. hereof;

(b) A general description of the neighborhood in which the tract lies and the effect of the plan on the area;

(c) The relation of the proposed development to long range plans of the Town, if any;

(d) The extent to which the proposed development is designed to take advantage of the natural terrain of the tract;

(e) The extent to which the proposed Open Land is of such a size, shape and location and has such adequate access so as to benefit the Town;

(f) If the Planning Board grants the special permit, the finding required by Subsection 3(a) above;

(g) If the Planning Board denies the special permit, its reasons for so doing;

(h) If the Planning Board disagrees with the recommendations of the Conservation Commission or the Board of Health, it shall state its reasons therefor in writing;

(i) If by the terms of the special permit the Planning Board permits the Open Land to be used for subsurface waste disposal, the finding required by Subsection 3(i) above;

Such decision must be reached and filed with the Town Clerk and sent or delivered to the Applicant within ninety (90) days after the public hearing held on the application for the special permit, unless extended in accordance with law. Failure to so act shall be deemed approval in accordance with law.

6. If a special permit is granted, the Planning Board shall impose as a condition that the common land shall be conveyed, free of any mortage interest or security interest and subject to a perpetual restriction of the type described above, prior to the Planning Board's release of any lots from the subdivision restriction covenant or, if there is no such covenant, prior to the Building Inspector's issuance of a building permit for any lot. The petitioner shall provide satisfactory assurance of said conveyance and recording in the form of copies of the recorded instruments bearing the recording stamp, and of such freedom from encumbrances.

7. A special permit granted under this section shall lapse within eighteen months if substantial construction has not begun by such date except for a good cause shown and approved by the Planning Board.

8. Following the granting by the Planning Board of a permit under this Section, it may, upon application and for good cause shown after notice and a public hearing as required for granting a special permit, amend the plan solely to make changes in lot lines shown on the plan; provided, however, that no such amendment shall:

   (a) Grant any reduction in the size of the Open Land as provided in the permit;

   (b) Grant any change in the layout of the ways as provided in the permit;

   (c) Increase the number of building lots as provided in the permit; or

   (d) Decrease the dimensional requirements of any building lot below the minima required by this By-Law.

B. By making conforming changes to the following additional sections in order to properly integrate the new Section IX A into the Zoning By-Laws:

   1. Amend Section V by adding a new unnumbered paragraph following subsection (q 1.) as follows:

Permits by Planning Board Required

The Planning Board may under restrictions which will carry out the provisions of this by-law and tend to protect and improve the neighborhood direct in writing the issuing of special permits for Conservation Cluster Developments in accordance with Section IX A.

2. Amend Section V by adding the words "or the Planning Board ("Special Permit Granting Authority")" in the first sentence of subsection (r) after the words "Board of Appeals," and thereafter, in subsection (r) delete wherever the words "the Board" appear and insert instead the words "the Special Permit Granting Authority."

3. Amend Section XIII, Table of Dimensional Requirements by deleting in the District Uses category the words "Flexible Plan Development" and inserting in its place "Conservation Cluster Development."

or take any action relative thereto.

COMMENTS: This Article, submitted by the Planning Board, replaces the existing Flexible Development By-Law with a Conservation Cluster By-Law. It revises the procedures and responsibilities involved in the use of cluster developments of single detached dwelling units in residential districts. The existing By-Law was intended to allow a developer the flexibility to create larger areas of open space while maintaining a desired level of density. Only one attempt was formally made in the last ten years. Although conditionally approved, the developer ultimately built a conventional subdivision. It is the opinion of the Planning Board that substantial defects in the existing By-Law governing cluster developments were responsible for the abandonment of this approach by the developer.

This Article would reduce the complexities involved in the use of cluster development, including calculation of open space and the maximum number of lots permitted.

The Planning Board estimates that there are some 40 parcels of land in Town greater than 10 acres that are eligible for development under the existing By-Law and under the proposed By-Law.

ARTICLE 12. AMEND ZONING BY-LAWS - CONSERVATION CLUSTER DEV. (Cont'd)

COMMENTS: Under the proposed By-Law the required approval would be granted by the Planning Board, rather than a recommendation by the Planning Board and approval by the Zoning Board of Appeals.

The Planning Board believes the Town can get the benefits intended but never realized under the existing By-Law through adoption of this Conservation Cluster By-Law.

The Town will also be asked to vote to make the changes set forth in Section B to conform the existing By-Laws with the proposed By-Law.

RECOMMENDATION: The Finance Committee recommends approval of the Article.

ARTICLE 13. AMEND ZONING BY-LAWS - MINIMUM FRONT YARD WIDTH

Proposed by: Planning Board

Article 13. To see if the Town will vote to amend Section IX of the Zoning By-Laws by adding the following new subsection (n) thereto:

(n) In a 20,000 square foot or 30,000 square foot zone in a single residence district, no building lot shall be laid out, and no dwelling shall be erected on a lot, unless the center of a circle 75 feet in diameter can be passed along a continuous line from the sideline of the street along which the frontage of the lot is measured to any point of the dwelling or proposed dwelling on the lot without the circumference intersecting any side lot lines.

In a 40,000 square foot or 60,000 square foot zone in a single residence district, no building lot shall be laid out, and no dwelling shall be erected on a lot, unless the center of a circle 100 feet in diameter can be passed along a continuous line from the sideline of the street along which the frontage of the lot is measured to any point of the dwelling or proposed dwelling on the lot without the circumference intersecting any side lot lines.

This subsection (n) shall not apply to an existing dwelling or a dwelling for which a building permit has been issued as of the effective date of adoption of this subsection (n), or to any alteration, extension, or structural change thereto.

or take any action relative thereto.

COMMENTS: This Article was submitted by the Planning Board primarily to eliminate the use of "rat-tail" lots, which are often used to maximize the density of residential developments. Dimensional restrictions allow the Town to control both the density of and access to all residential lots. The intent of the original Zoning By-Laws that established these regulations was to control the minimum size of front, side, and back yards. The frontage requirement was specifically intended as a standard for lot width. This intent has been eroded over time through decisions resulting in the approval of lots whose frontage requirements were met through the use of "rat-tails" or irregular shapes. The distorted lot layout created by this practice met the frontage requirement through the use of a long and narrow strip of land along the street some distance from the house. These strips of land resemble a tail on the main plot of land. The effect of this technique is to increase the number of house lots in a given development. However, it can cause

COMMENTS: problems for a future lot owner, as the practical access to the main portion of the lot may well be across a neighbor's land. The configuration of such a lot may well prevent the most efficient access for emergency vehicles or septic system maintenance trucks. Further, the owner may be prohibited from landscaping or fencing what normally one would assume was his front yard.

The intent of the Planning Board in this Article is to restore the original concept of a front yard as being all or a significant portion of the land in the front of the house down to the street. The density of some developments may well be reduced as a result of this article.

RECOMMENDATION: The Finance Committee recommends approval of the Article.

ARTICLE 14. AMEND ZONING BY-LAWS - FRONTAGE REQUIREMENT

Proposed by: Petitioners

Article 14. To see if the Town will amend its By-Laws by adopting the following new paragraph at the end of Section 9e:

> "The Board of Appeals shall have the power by special permit to permit the construction of a single family house on any lot containing more than two (2) acres provided that said lot shall have frontage of at least twenty (20) feet."

COMMENTS: This Article was submitted by petitioners to see if the Town will vote to amend its Zoning By-Laws to give the Zoning Board of Appeals new authority to allow by a special permit construction of single-family houses on lots of more than two acres that do not meet the current frontage standards, so long as they have at least 20 feet of frontage. The Zoning Board of Appeals currently only has the power to reduce the required frontage through the granting of a variance which meets certain tests.

The Town has established minimal dimensional requirements for the development of land within the Town as a means of providing access and controlling the density and esthetics of land use, thus preserving the current character of the Town. The basic thrust of this Article is to give the Zoning Board of Appeals significantly enhanced powers to deviate from the frontage requirements adopted by Town Meeting vote. Under existing By-Laws, frontage requirements range from 120 feet for a 20,000-square-foot lot to 210 feet for a 60,000-square-foot lot.

The impact of this Article on the Town could be substantial. Any existing building lot greater than four acres, with at least 40 feet of frontage, would be eligible for division into additional building lots. It is probable this would greatly increase the density of future developments.

A second Planning Board public meeting on this Article will be held after this Warrant goes to press. Informa- resulting from this meeting is not, therefore, reflected in these comments.

RECOMMENDATION: The Finance Committee does not recommend approval of this Article.

ARTICLE 15. RAZE MCMANUS BUILDING

Proposed by: Board of Selectmen

Article 15. To see if the Town will vote to approve the razing of the auto dealership building and related structures and improvements presently existing upon certain real property located on Boston Post Road and owned or to be owned by the Town, consisting of Lots A and B as shown on Plate No. 23 of the Town Atlas as well as on a plan on file with the Town Clerk entitled "Plan of Land in Wayland, Mass., Property of Thomas F. McManus, Scale: 1 in. = 20 ft., Dated Nov. 1930, by Rowland H. Barnes & Henry F. Beal, Civil Engineers" and filed in the Middlesex South District Registry of Deeds in Book 5531, Page 387; to see whether the Town will appropriate a sum of money as may be needed for the costs of such razing, and whether any such appropriation shall be provided by taxation, by appropriation from available funds, by transfer of funds already appropriated for another purpose, or otherwise; and to authorize the Selectmen to carry out such razing and related activities and to expend any funds provided by appropriation or otherwise provided by gift of money tendered for the purposes set forth above; or take any action relative thereto.

COMMENTS: This Article was inserted by the Board of Selectmen to see if the Town will vote to approve the razing of the building on the McManus property at the intersection of Pelham Island Road and Boston Post Road. The property was recently acquired by the Town from a court-appointed commissioner acting for the McManus family.

The Town voted at the November 18, 1981 Special Town Meeting to authorize the Selectmen to offer to purchase the property for $80,000. Another prospective purchaser offered $100,000. Although the offer was later withdrawn, the Commissioner indicated that he could not expect court approval of any offer less than $100,000. Hearing of the Town's inability to meet the price, the Sudbury Valley Trustees (S.V.T.) launched a campaign to raise money from private citizens, corporations, and Wayland businesses. The effort succeeded and S.V.T. donated $20,000 of the $100,000 needed to purchase the property. The purchase was consummated in March of this year.

The Sudbury Valley Trustees, Inc. was organized in 1953 as a charitable corporation for the purpose of protecting the natural resources of the Sudbury Valley and has been of assistance before to the Town, most recently, assisting in the acquisition of the Schoenfield property.

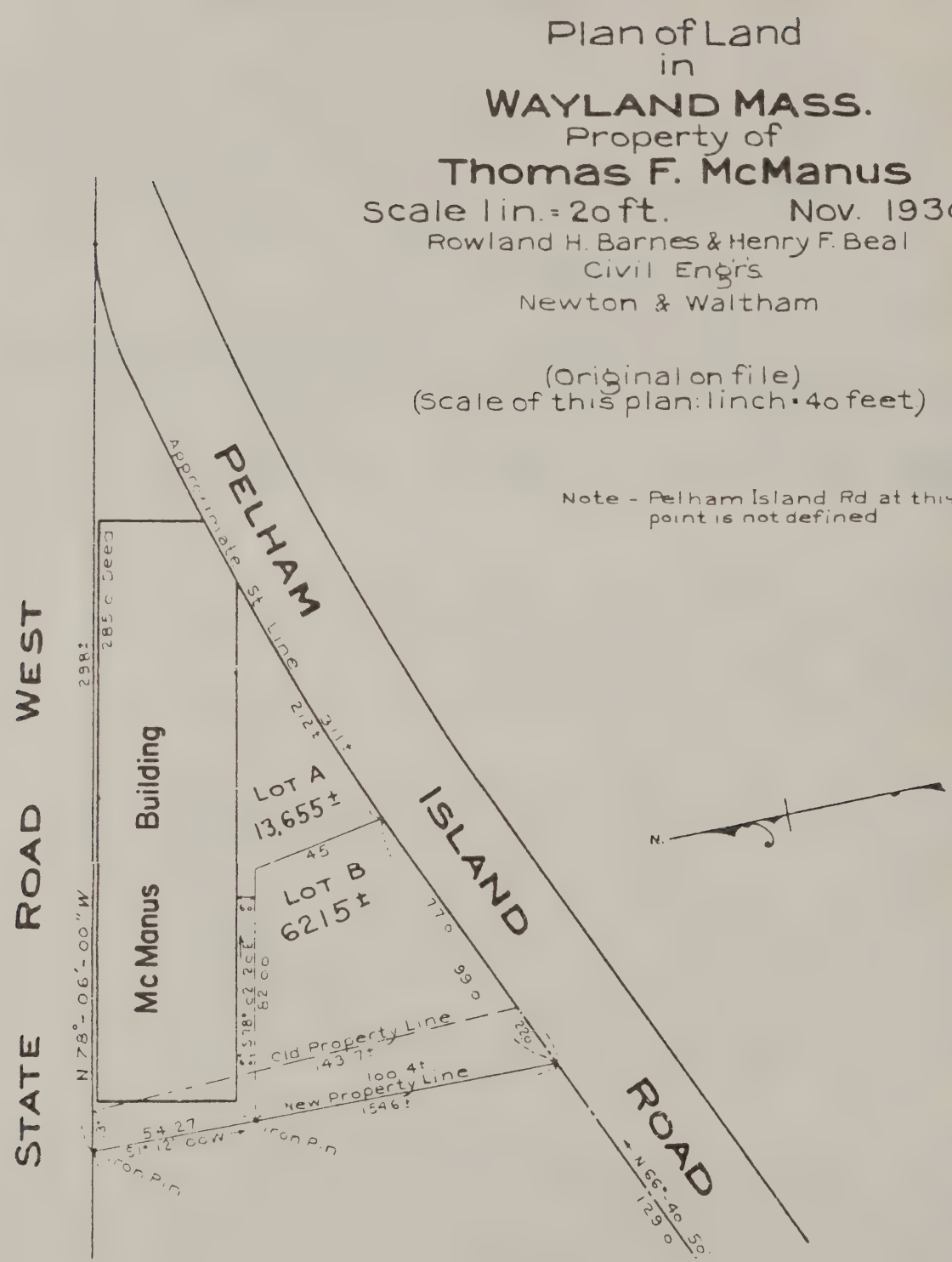
ARTICLE 15. RAZE MCMANUS BUILDING - (Continued)

COMMENTS: The Board of Selectmen, for the Town, gratefully acknowledges their help in preserving and enhancing the natural beauty of Wayland.

Once again, S.V.T. has come forward,offering to give funds to pay some or all of the costs of razing the former auto dealership building. The Selectmen will report at Town Meeting the cost of demolition and what amount S.V.T. is willing or able to contribute. The Selectmen will also report on their long range plans for the property.

The Finance Committee believes that this next step in the effort to improve the attractiveness of Wayland Center and to ameliorate a traffic problem should be taken.

RECOMMENDATION: The Finance Committee recommends approval of the Article.


Plan of Land
in
WAYLAND MASS.
Property of
Thomas F. McManus
Scale 1 in. = 20 ft. Nov. 1930
Rowland H. Barnes & Henry F. Beal
Civil Engrs.
Newton & Waltham
(Original on file)
(Scale of this plan: 1 inch = 40 feet)
Note - Pelham Island Rd at this point is not defined
STATE ROAD WEST
PELHAM ISLAND ROAD
Approximate St Line
Mc Manus Building
LOT A
13,655±
LOT B
6215±
Old Property Line
New Property Line
N 78°-06'-00" W
298±
285 c Deed
212±
311±
45
143.7±
100.4±
1546±
220
N. 55°-40' E.
129.0
N.

ARTICLE 16. FUTURE CONSERVATION LAND ACQUISITION

Proposed by: Conservation Commission

Article 16. To see if the Town will vote to appropriate a sum of money for the acquisition of land for conservation purposes, including outdoor recreation, pursuant to Massachusetts G.L. c. 40, §8C; to determine whether such appropriation shall be provided by taxation, by appropriation from available funds, by transfer of funds already appropriated for another purpose, by borrowing under the provisions of the General Laws, or otherwise; and to determine what Town officer, board, or committee or a combination of them shall be authorized to expend the money therefor; or take any action relative thereto.

COMMENTS: The broad authority sought under this Article continues the Conservation Commission's acquisition program begun in 1972 and the Article is identical to those previously approved at the 1972 Special Town Meeting and the 1973 Annual Town Meeting.

Under these articles, borrowings for future acquisitions of conservation land are approved ahead of time, subject to the requirement that subsequent votes of the Town are necessary to authorize the purchase of any particular parcel of land recommended by the Conservation Commission. Both of the earlier articles authorized the borrowing of $500,000 and that amount will be proposed to the Town at this time, again subject to later Town Meeting votes authorizing actual expenditures as to the particular parcel being acquired.

Some background may be helpful. In 1966, the Conservation Commission designed a long term master plan, updated in 1977 and currently under revision, which identified the parcels of land in Town which had significant conservation values and hence should be retained in their present natural state. Approximately 1300 acres have been identified. Since the first funding in 1972, the Conservation Commission has acquired approximately 425 acres. The total cost was about $820,000 for which the Town has received reimbursement of $435,000, or 53% on average. These computations exclude the recent approval of the Schoenfield land as negotiations are not yet complete. Today, the Town has no outstanding conservation debt, pending the bonding of the Schoenfield purchase. $87,000 remains of the $1,000,000 authorized to date.

In 1972, the acquisition of conservation land was less familiar to land owners and the concept needed some prior policy approval by the Town to convince sellers that the Conservation Commission was a serious buyer and would likely be able to obtain ultimate Town approval for the purchase. While this Article to

authorize borrowing requires a two-thirds vote, the subsequent purchases can be approved by a majority vote, assuming no funding except the borrowing and no special title clearance issues. Thus, the policy statement provided by the adoption of this Article assists the Conservation Commission in its purchase negotiations.

This Article also represents an opportunity for the Town to reaffirm its support for the ongoing Conservation acquisition program.

RECOMMENDATION: The Finance Committee recommends approval of the Article.

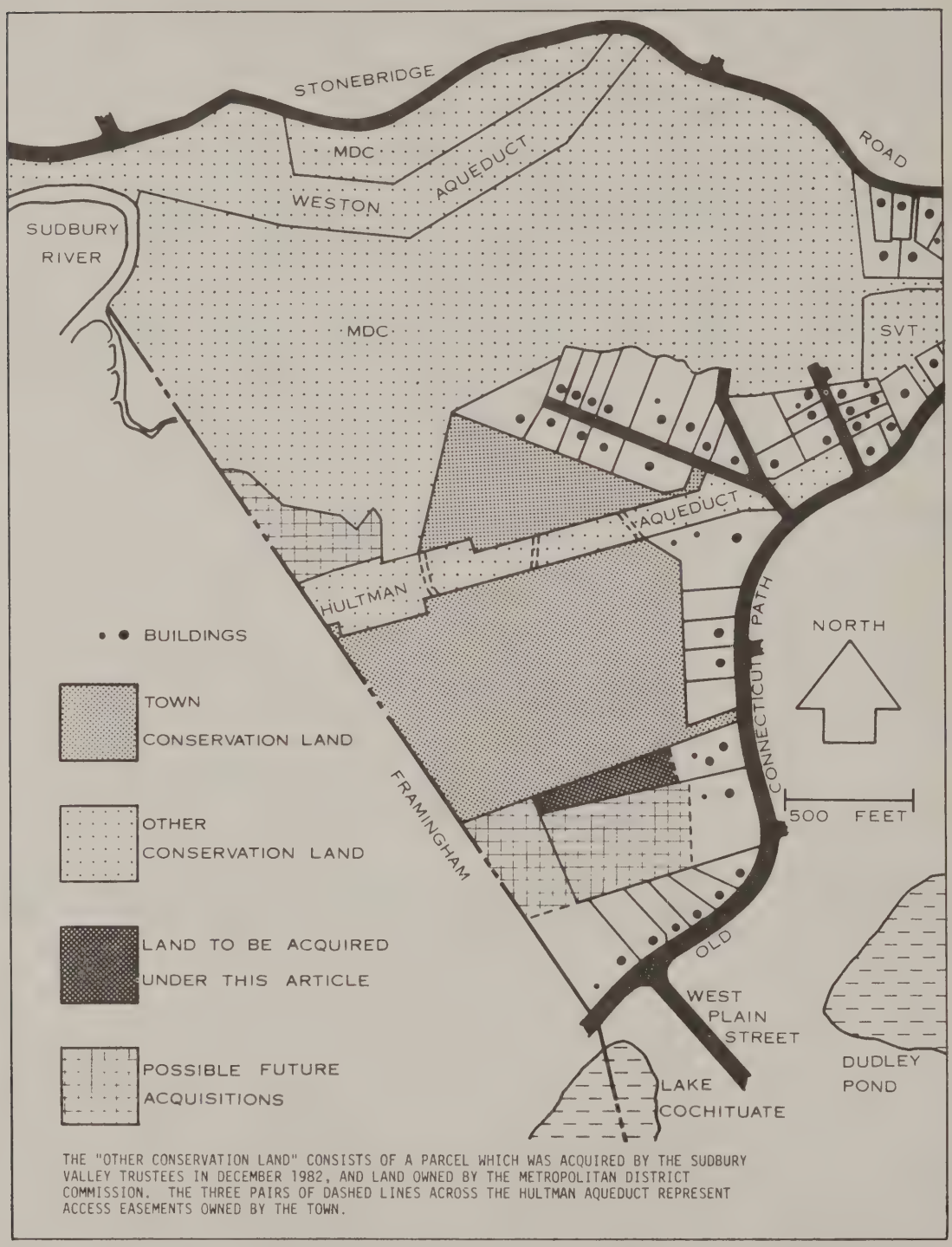
ARTICLE 17. ACQUIRE EMERSON LAND

Proposed by: Conservation Commission

Article 17. To see if the Town will vote to acquire for conservation purposes, including outdoor recreation, by purchase, eminent domain, gift, or otherwise, the fee or any lesser interest in all or any portion of a parcel of land, with the trees thereon, standing in the name of Donahue L. and Dorothy W. Emerson, as shown on Plate No. 46a of the Town Atlas, containing 1.5 acres more or less, and being more particularly described on a plan entitled, "Plan of Land in Wayland, Mass., Showing Land owned by Donahue L. Emerson, Proposed To Be Acquired by the Town of Wayland, March 16, 1983 Scale: 1" = 40', Wayland Engineering Department", which plan is on file with the Town Clerk; to determine whether the Town will appropriate money therefor, to be provided by taxation, by appropriation from available funds, by transfer of funds already appropriated for another purpose, by borrowing under the authority of the General Laws, or otherwise; and to authorize the Conservation Commission on behalf of the Town to apply or contract for and accept any State or Federal aid or aid from any other public or private sources for purposes of this article; or take any action relative thereto.

COMMENTS: The parcel of land to be acquired under this Article consists of about 1-1/2 acres in the rear of the house lot at 426 Old Connecticut Path. As can be seen from the map in the Warrant, the parcel is long, narrow, and abuts an existing large 24-acre parcel of conservation land. The Emerson parcel slopes down very steeply from Old Connecticut Path to the flood plain of the Sudbury River. It also abuts a small pond, and its acquisition will improve access from the existing conservation parcel to this pond. The negotiations between the Conservation Commission and the owner are not completed at this writing.

RECOMMENDATIONS: Subject to a firm agreement on the establishment of an acceptable price prior to Town Meeting, the Finance Committee recommends approval of the Article.



MAP OF THE POD MEADOW CONSERVATION AREA, SHOWING THE EMERSON LAND PROPOSED FOR ACQUISITION UNDER THIS ARTICLE.

ARTICLE 18. TO RECEIVE TOWN GOVERNMENT MERGER COMMITTEE'S REPORT

Proposed by: Town Government Merger Committee

Article 18. To receive the Report of the Town Government Merger Committee established under Article 13 of the 1981 Annual Town Meeting, and to see what action the Town will take with respect to said report and the recommendations therein, including specifically whether the Town will vote to instruct the Town Government Merger Committee to develop, in cooperation with affected Boards and Commissions, an implementation plan and schedule to merge the Park and Recreation Department and the Highway Department into a new Department, with additional responsibility for such Town vehicle and machinery maintenance as may be appropriate, such plan to be presented for action to the 1984 Annual Town Meeting; and if the Town will vote to establish a Committee to be known as the Town Management Information Committee which shall be responsible for recommending a uniform budgeting and reporting system for the Town, such Committee to be comprised of five members, two appointed by the Selectmen, and one each by the Finance Committee, School Committee and Moderator; or to take any action relative thereto.

COMMENTS: This Article was inserted in the Warrant by the Town Government Merger Committee,to see if the Town will vote to take the next step toward consolidating the primary functions of the present Park and Recreation and Highway Departments into a single department. The formation of a new Town Management Information Committee is also proposed. The two components of the Article will be addressed separately below, and may involve separate motions at Town Meeting.

The Town Government Merger Committee was created by the 1981 Annual Town Meeting, to study the feasibility of merging the two departments. A summary report of their work will be presented under this Article at Town Meeting.

1. MERGER PLAN: The Merger Committee has recommended the consolidation of the Highway and Park and Recreation Departments, based upon similarities in existing maintenance functions and the complementary seasonal nature of the work performed by the two departments. The Merger Committee has not specified an amount of money that might be saved by such a step. Instead, the proposed merger is justified on the basis that consolidation would present the Town with greater flexibility and control over what services can be provided at what cost.

   Members of the Park and Recreation Commission and the Road Commissioners do not feel that sufficient evidence has been presented thus far to support

COMMENTS: the decision to merge. In addition, they feel a need for a more direct involvement in the process. The Finance Committee is sympathetic to these concerns, and will not recommend the Article against the strenuous objections of the affected boards.

However, we are living in a climate of fiscal restraint. Whittling away at existing department budgets is not a practical long-range solution to the limitations imposed by Proposition 2 1/2. A broader look at municipal government is required if the needed efficiencies are to be found. The Town Government Merger Committee has taken the first step. It is important that the work continue, with the cooperation and support of all of the Town officials.

If the motion to develop an implementation plan for the merger of the two departments fails to pass, the Finance Committee would support a substitute motion to establish a new committee composed primarily of members from the affected boards rather than their appointees.

This committee would be charged with the task of investigating how such a merger might be accomplished, including assignment of responsibility, staffing needs, organization, and expected savings. They would present their findings to the Town at the 1984 Annual Town Meeting, at which time the decision whether or not to consolidate these departments would be made.

2. TOWN MANAGEMENT INFORMATION COMMITTEE: The Merger Committee has cited the lack of a uniform accounting method as one reason for a subjective rather than quantitative recommendation. Budgets and services cannot be compared between departments if the financial information is not broken down by activity. Therefore, this Article calls for the establishment of another committee to study a uniform accounting and financial reporting system for the Town. The Town accounting system is now in compliance with State guidelines; however, it is possible that more information can be obtained from the system, information that will become increasingly crucial if the Town is to make responsible decisions within tight

COMMENTS: fiscal constraints. The Selectmen agree with these objectives and have created a five-member Management Information Committee, with a $7,500 budget for professional assistance. The Finance Committee supports this approach, and does not feel that further Town Meeting action on the issue is required.

RECOMMENDATION: The Finance Committee does not recommend approval of this Article.

ARTICLE 19. AMEND BY-LAWS - MICROWAVE EMISSIONS

Proposed by: Petitioners

Article 19. To see if the Town will amend its By-Laws by adopting the following new Article:

A. 1. The transmission at any time from research laboratories, industries, and commercial establishments of electromagnetic energy in the microwave range which impinges on the person or the property of another, including Town property, at power densities in excess of five microwatts per square centimeter (or a field strength in excess of 44 millivolts per centimeter), shall be illegal, unless written permission is obtained from such other party in advance. Said permission is to be valid for ninety (90) days.

2. Whenever the transmission of electromagnetic energy has been authorized under the provisions of this section, the party obtaining permission shall submit to the Board of Health a monthly projected schedule of all operations of all equipment which will emit microwave energy at power densities in excess of five microwatts per square centimeter (or a field strength in excess of 44 millivolts per centimeter) at any time onto property not under the direct control of the party conducting such operations. Such schedule shall describe the extent of the area to be affected, and the times during which it will be affected, by such transmissions.

B. Each instance of a person or property's being affected or impinged upon as described herein shall constitute a separate violation of this By-Law, except that it shall not apply to persons, or to the personal property of persons, affected while on the premises of someone who has given prior written permission for the impingement of microwave energy on said premises as defined in this article. For purposes of this article, "property" shall mean all contiguous real estate under the same ownership, with the buildings, etc. and all personal property thereon.

or take any action relative thereto.

COMMENTS: This Article comes from a long effort by a group of citizens concerned with possible side effects of microwave emissions. Those concerns arise in large part from the microwave emissions at the Raytheon Company's Wayland facility. Although concern about possible dangers of microwaves have been voiced in this country,

ARTICLE 19. AMEND BY-LAWS - MICROWAVE EMISSIONS - (Cont.)

COMMENTS: as well as on an international scale,there exists no State or Federal, or international governmental standard of safe or unsafe emission levels. Studies, too, are under way for the establishment of safe levels by the Commonwealth of Massachusetts, but no firm date exists for their implementation. Although various scientific and medical organizations have proposed standards, none have been adopted by the Federal government.

The State standards for microwave emissions will preempt any attempt to regulate at the local level. Town Counsel advises that it is possible that the State's announced intentions to develop standards are also preemptive of local action. Adoption of this Article might result in litigation on these issues, which the Town can ill afford.

Therefore, although sympathetic to the very real concerns of the petitioners, the Finance advocates that the Town await the issuance of State standards.

RECOMMENDATION: The Finance Committee does not recommend approval of the Article.

ARTICLE 20. AMEND BY-LAWS - VACANCIES IN TOWN BOARDS

Proposed by: Petitioners

Article 20. To see if the Town will amend its By-Laws by adding the following new ARTICLE 26 thereto:

"ARTICLE 26. TOWN BOARDS

Whenever a vacancy occurs in any appointed office, board, commission, committee, or other appointed body established by law or by vote of the Town, the body with power of appointment shall give public notice thereof within one month of said vacancy by posting the open position and the date of vacancy at the Town Building and shall not fill such vacancy until the open position has been publicly posted for not less than one week. The notice of vacancy shall remain publicly posted at the Town Building until the vacancy has been filled. As used in this Article, the terms 'vacancy' and 'open position' both include the expiration of term of appointed office."

or take any action relative thereto.

COMMENTS: This Article was inserted in the Warrant by petitioners to see if the Town will vote to amend the Town's By-Laws to require that public notice of vacancies on Town Boards should be posted prior to the filling of those vacancies. We agree this is a desirable procedure. There are, however, other issues beyond those treated in the proposed Article. The Selectmen have been reviewing their appointment procedures, but will not have fully completed that review by Town Meeting. All aspects of the appointment procedure are under study, including notice of vacancy, channels of communication, applications and interviewing processes, etc. Thus, they will be considering matters beyond those covered by this proposed By-Law.

In view of the study by the Selectmen of the entire process, the creation of yet another By-Law should be postponed until the formal recommendation of the Board of Selectmen has been made.

RECOMMENDATION: The Finance Committee does not recommend approval of the Article.

ARTICLE 21. AMEND BY-LAWS - REPORTING BY FINANCE COMMITTEE

Proposed by: Petitioners

Article 21. To see if the Town will amend ARTICLE 4 of its By-Laws, entitled "Finances", by inserting after the first sentence of Section 3 the following new sentence:

> "However, if the Finance Committee's report on any article exceeds twenty words in length, that report on said article shall conclude with a summary of reasons favoring the article and a summary of reasons disfavoring the article, neither summary to exceed 150 words in length."

or take any action relative thereto.

COMMENTS: This Article was inserted in the Warrant by petitioners to see if the Town will vote to amend the Town's By-Laws to require the Finance Committee to conclude its comments on each article with summaries of arguments for and against approval.

It has always been the practice of the Finance Committee to hold a hearing on each Article proposed for the Warrant. Various arguments on different sides of the issue are heard. Each article in the Warrant is assigned to a member of the Finance Committee for follow-up and preparations of the comments. Arguments on both sides of the issue are presented in the comments to the best of the ability of the author, with subsequent review by the full committee.

The Finance Committee is legally obligated to report to the Town Meeting on the Warrant Articles, and feels it should state the reasons for its recommendations. The intent of the petitioners is to help the voter by collecting in one place a list of the issues to be considered. The Finance Committee is concerned that this approach might lead to oversimplification of complex situations or lend credibility to insubstantial arguments. The issues pro and con are often interrelated, and may not lend themselves to a tabular or itemized format. Furthermore, some of the strong arguments may not surface until the discussion at Town Meeting.

RECOMMENDATIONS: The Finance Committee does not recommend approval of the Article.

ARTICLE 22. AMEND BY-LAWS - QUANTUM OF VOTE

Proposed by: Petitioners

Article 22. To see if the Town will amend ARTICLE 1 of its By-Laws, entitled "Town Meetings, Notice Thereof and Warrants Therefor", by adding the following new section thereto:

> "Section 5. Each article appearing in the warrant for every town meeting shall be accompanied therein by a printed statement, prepared by the Board of Selectmen, of the quantum of vote required for taking action under the article and a citation to the legal authority establishing said quantum of vote, except that where, in the opinion of the Board of Selectmen, the quantum of vote and citation are not yet known with reasonable certainty at the time the warrant is prepared, a printed statement to this effect shall suffice."

or take any action relative thereto.

COMMENTS: This Article was inserted in the Warrant by petitioners to see if the Town will amend its By-Laws to provide that Articles in the Warrant be accompanied by a statement which indicates the necessary quantum of vote needed to pass the Article.

The intent of this Article is to have voters better informed by knowing ahead of time what quantum of vote is necessary to pass an article. In particular, the Article's proponents feel that articles which require passage by two-thirds normally have long-range impact (e.g., changes to Zoning By-Laws, bonding, some land acquisitions), and therefore it is best to provide this added information explicitly.

While the Board of Selectmen and the Finance Committee agree that the intent of the Article is good, they do not support the Article because of the resultant requirement to announce legal rulings that are not binding or conclusive interpretations. Furthermore, this decision depends upon the nature of the motion, not upon the wording of the Article. Since motions can be made or amended by any voter, a quantum determination which appears in the Warrant may be misleading.

It should be noted that it has been recent practice to include in the front of the Warrant a section on procedures at Town Meeting. This material includes guidelines regarding the quantum of vote.

The Board of Selectmen and Finance Committee feel the Town is better served with these general guidelines and with specific instructions from the Moderator as needed.

RECOMMENDATION: The Finance Committee does not recommend approval of the Article.

ARTICLE 23. AUTHORIZE TREASURER TO BORROW

Proposed by: Board of Selectmen

Estimated Cost: $10,000

Article 23. To see if the Town will authorize the Treasurer, with the approval of the Selectmen, to borrow monies from time to time in anticipation of the revenue of the fiscal year beginning July 1, 1983 in accord with the provisions of G.L. Chapter 44, Section 4, and Chapter 849 of the Acts of 1969, both as amended, and to issue a note or notes therefor, payable within one year, and to renew any note or notes that may be given for a period of less than one year in accord with the provisions of G.L. Chapter 44, Section 17, as amended.

COMMENTS: This is the regular Article inserted in the Warrant to provide authority for the Treasurer to borrow money in case of need pending collection of taxes due November 1, 1983 and May 1, 1984.

RECOMMENDATION: The Finance Committee recommends approval of the Article.

ARTICLE 24. AUTHORIZE SELECTMEN TO SELL OR TRADE

Proposed by: Board of Selectmen

Article 24. To see if the Town will authorize the Selectmen to sell or otherwise dispose of certain vehicles, equipment, or other personal property in connection with the purchase of new equipment or otherwise; or take any action relative thereto.

COMMENTS: Authorization by a vote of the Town is necessary in order to sell, trade or otherwise dispose of Town property valued at $200 or more. The following items are scheduled for disposal in 1984:

POLICE DEPARTMENT:

Two (2) 1982 Ford LTD Four-door Marked Sedans
One (1) 1981 Ford LTD Four-door Marked Sedan
One (1) 1977 Ford Marked Station Wagon

FIRE DEPARTMENT:

One (1) 1979 Chevrolet 1/2 Ton Pickup Truck

BUILDING INSPECTOR:

One (1) 1978 Ford LTD Four-door Sedan

HIGHWAY DEPARTMENT:

One (1) 1970 International 10 Ton Dump Truck
One (1) 1974 Highway Spreader E-10

Funds for the purchase of new equipment for which the items listed above will be traded or sold are provided in the budgets of the individual departments.

RECOMMENDATION: The Finance Committee recommends approval of the Article.

ARTICLE 25. ACCEPT GIFTS

Proposed by: Town Counsel

Article 25. To see if the Town will vote to accept property which has been tendered to it as a gift, bequest, devise or otherwise; or take any action relative thereto.

COMMENTS: This is the regular Article by which the Town accepts gifts or conveyances. The Town Counsel will make a report and recommendations at the time of Town Meeting.

RECOMMENDATION: The Finance Committee recommends approval of the Article.

ARTICLE 26. TRANSFER OF FUNDS

Proposed by: Finance Committee

Article 26. To see what sum, if any, the Town will vote to transfer from available funds to meet any of the appropriations made under the foregoing Articles.

* * * * * * * * * * *

You are required to serve this Warrant by posting copies thereof, attested by you, at the Town Building, at the public libraries in Cochituate and in Wayland Center, and by mailing or delivering a copy thereof addressed to each residence in the Town, seven days, at least, before the time appointed for such meeting.

Hereof, fail not and deliver this Warrant with your return thereon to the Town Clerk on or before April 12, 1983.

Given under our hands and seals this eighth day of April, 1983.

MARCIA P. CROWLEY
W. H. IRVINE
L. THOMAS LINDEN
LEWIS S. RUSSELL
CATHERINE W. SEILER

Selectmen of the Town of
Wayland

KAREN E. BROTHERS
ROBERT S. SWAIN, JR.
WILLIAM G. SEGAL
PAUL F. FOSKETT
RUSSELL A. ASHTON
JAMES F. BARRETT
PETER A. GOODWIN

Finance Committee

APPENDIX A

ADMINISTRATIVE AND PROFESSIONAL SALARIES

POSITION TITLE	DATE OF APPOINTMENT	SALARY 7/1/82	SALARY 7/1/83
Executive Secretary	November 24	$34,600	$38,500
Admin.Fin.Serv./Pers.	March 12	34,000	36,700
Administrative Ass't.	September 8	17,000	18,200
Fire Chief	March 19	33,100	35,400
Police Chief	February 9	30,500	33,500
Town Accountant	June 25	29,700	32,600
Highway Superintendent	July 27	28,750	31,050
Park & Rec. Sup't.	October 31	27,600	29,800
Water Superintendent	April 1	28,000	30,200
Det'd. Social Worker	August 16	28,400	30,400
Treasurer/Collector	March 4	22,000	23,800
Town Surveyor	April 12	27,600	29,800
Bldg./Zoning Inspector	July 3	22,850	24,700
Library Director	August 19	22,000	23,800
Conservation Admin.	October 5	19,000	20,500
Data Processing Mgr.	May 31	26,200	28,300
Dog Officer	April 30	13,400	14,350
Supervisor of Jt. Comm.	April 8	12,000	14,800*

* Includes adjustment at six month's review and annual salary review.

APPENDIX B

ADMINISTRATIVE SALARY SCHEDULES

NON-UNION POSITIONS	FY 1983	FY 1984
Superintendent of Schools	$54,500 (+2,500 Annuity)	$54,500 - 58,300(a) (+2,500 Annuity)
Asst. Superintendent/Personnel	43,000(b)	47,750
Business Administrator	38,000	40,600
Director of Programs	40,000	42,800
Director of Food Services	16,400(c)	17,500
Director of Special Education	35,000	38,500
Coordinator of Special Education	28,500	31,000
UNIONIZED POSITIONS (d)		
High School Principal	45,300	38,000 - 47,000(d)
Junior High Principal	40,000	38,000 - 47,000(d)
Elementary Principal	39,000	36,000 - 42,000(d)
High School Asst. Principal	38,300	35,000 - 41,000(d)
High School Asst. Principal	35,400	35,000 - 41,000(d)
Junior High Asst. Principal	34,500	35,000 - 41,000(d)

(a) Placement within the range will be made following the Superintendent's annual performance appraisal

(b) Salary has been in effect since July 1, 1981

(c) The position of Director of Food Services is no longer included within the School Budget. It is supported by cafeteria receipts.

(d) Ranges are established by collective bargaining. Individual placement within the range is recommended by the Superintendent to the School Committee following annual performance appraisals in June.

APPENDIX B - Continued

TEACHER'S SALARY SCHEDULES

Step	Fiscal Year	Bachelor	B+15	Master	M+30	M+60	Ph.D.
1	1984	15,185	15,544	16,084	16,802	17,521	18,957
2	1984	15,901	16,261	16,893	17,700	18,419	19,858
3	1984	16,623	16,980	17,700	18,598	19,315	20,753
4	1984	17,342	17,700	18,507	19,498	20,213	21,652
5	1984	18,059	18,419	19,315	20,394	21,112	22,550
6	1984	18,777	19,135	20,125	21,292	22,013	23,447
7	1984	19,498	19,855	20,933	22,191	22,909	24,348
8	1984	20,213	20,574	21,742	23,088	23,809	25,246
9	1984	20,934	21,292	22,550	23,988	24,707	26,144
10	1984	21,652	22,013	23,362	24,885	25,603	27,044
11	1984	22,370	22,731	24,166	25,786	26,504	27,941
12	1984	25,653	25,826	25,874	26,684	27,401	28,839
13	1984			26,033	27,583	28,301	29,738
14	1984			29,224	32,155	34,153	35,724

LEADERSHIP STIPENDS	FY 1984
Department Heads 9 - 12	2,600
Department Heads K - 12	2,800
Team Leaders L - 5	2,600
House Leaders 6 - 8	1,800
Curriculum Ldrs. 6 - 8	1,950
Instructional Leader	1,400
Director-Phys.Ed. & Athletics K-12	3,350

CO-CURRICULAR ACTIVITIES

Athletic Coaching:	Group I	3,200
	Group II	2,635
	Group III	2,060
	Group IV	1,500
Other Activities:	Group I	1,890
	Group II	1,500
	Group III - VIII	325-985

Sub. Teachers: $27.00 per day first 20 days
21st to 60th day - $30.00
61st to 100th day - $35.00

SCHOOL SECRETARIAL - UNION

12-Month	Year	Step1	Step2	Step3	Step4	Step5	Step6	Step7
Secretary	1984	11370	11808	12148	12642	13102	14212	15347
Secretary/ Data Pro.	1984	11616	12179	12642	13261	13845	15077	16336
Secretary/ Recept.	1984	11370	11808	12148	12642	13102	14212	15347
Bookkeepper/ Data Pro.	1984	11370	11808	12272	12886	13473	14706	15965
Bookkeeper	1984	11370	11808	12148	12642	13102	14212	15347
10-Month 35 Hours								
Secretary	1984	7923	8236	8461	8800	9118	9889	10378
Secretary/ Recept.	1984	7923	8236	8461	8800	9118	9889	10378
10-Month 32.5 Hours								
Sec./Recep.	1984	7093	7369	7582	7872	8190	8979	9431
10-Month 30 Hours								
Secretary	1984	6326	6471	6654	6940	7242	8160	8567
10-Month 27 Hours								
Library Aide	1984	5593	5800	5968	6208	6491	7249	7603
10-Month 25 Hours								
Secretary	1984	5276	5392	5537	5777	6037	6797	7137

SCHOOL SECRETARIAL - PARAPROFESSIONALS - UNION

10-Month Title	Year	Step1	Step2	Step3	Step4	Step5	Step6
Lab. Asst. 32.5 Hours	1984	6,656	6,974	7,319	7,718	8,359	8,752
Study Hall Aide 30 Hours	1984	6,390	6,842	7,289	7,657	8,207	8,664
Study Hall Aide 32.5 Hours	1984	6,988	7,407	7,881	8,312	8,897	9,376
Student Super. 32.5 Hours	1984	7,519	7,946	8,424	8,853	9,444	9,889
Teacher Aide 25 Hours	1984	5,125	5,364	5,628	5,937	6,429	6,737
Home Ec. Aide 32.5 Hours	1984	6,656	6,974	7,319	7,718	8,359	8,752
Sp. Needs Aide 25 Hours	1984	5,125	5,364	5,628	5,937	6,429	6,737
Sp. Needs Aide 30 Hours	1984	6,149	6,439	6,753	7,124	7,713	8,045
PL 94-142 Aide 30 Hours	1984	6,149	6,439	6,753	7,124	7,713	8,045
Work Study Aide 32.5 Hours	1984	6,656	6,974	7,319	7,718	8,359	8,752

SCHOOL SECRETARIAL - CLERICAL NON-UNION

12-Month Title	Fiscal Year	Salary
Secretary to Superintendent	1983	17,350
	1984	18,600
Secretary to Asst. Supt.	1983	15,650
	1984	16,800
Secretary to Business Admin.	1983	15,650
	1984	16,800

CUSTODIAL SALARIES AND WAGES

	Fiscal Year	Prob. Sal.	Step1	Step2	Step3	Step4	Step5
Category 6-Matron	1983	5076	5238	5616	5994	6480	
	1984	5400	5562	5940	6318	6804	
Category 5-Maint.	1983	12168	13208	13728	14248	14976	15912
	1984	12702	13832	14352	14892	15912	17014
Cateogry 4-Cust.	1983	14144	14872	15496	16120	16848	17784
	1984	15184	15912	16536	17160	17992	19011
Category 3-Cust.	1983	12702	13832	14352	14892	15558	16764
	1984	13832	14872	15392	15912	16536	17929
Category 2-Cust.	1983	11648	12792	13208	13832	14892	15766
	1984	12480	13624	14040	14664	15808	16848
Category 1-Cust. Nights	1983	10192	11024	11752	12480	13416	14560
	1984	11024	11856	12584	13312	14352	15579
Category 1-Cust. Days	1983	9984	10816	11544	12272	13208	14352
	1984	10816	11648	12376	13104	14102	15350

APPENDIX C

SALARY SCHEDULE - ELECTED TOWN OFFICERS

	FY 1983	FY 1984
Selectmen	100	100
Assessors - Chairman	1,600	1,600
Assessors	1,500	1,500
Town Clerk	18,000	19,250
Board Of Health	50	50
Water Commissioners	75	75

APPENDIX D

CAPITAL PLANNING COMMITTEE
CAPITAL BUDGET AND PROGRAM
1984 - 1988

The Capital Planning Committee is charged with reviewing the financial impact of capital expenditures made by Town boards and Commissions originating as Department items and as Town Meeting Articles. A Capital item is defined as:

A. All new municipal buildings, structures, improvements, and alterations with a cost of $10,000 or more.

B. All mechanical equipment, machinery, computers, office equipment, tools, etc. with a cost of $10,000 or more.

C. All land acquisitions.

D. All purchases of cars, trucks, and similar licensed vehicles.

The information contained in the accompanying report was gathered through the use of Capital Request Forms and follow-up meetings with the submitting authorities. It has been assembled, reviewed and evaluated by the Committee. The priorities assigned by the Committee were determined on the basis of a) need, b) the justification presented by the submitting authority and c) the effect on the related service. Highest priority (1) was assigned to those items which merited inclusion in the current year's budget. A secondary (2) priority was assigned to those items which, although worthwhile, were considered less important within the context of this year's Capital Requests. The lowest priority (3) was assigned to all the remaining requests.

The items presented in the report for the years 1985-1988 represent the requests of Departments, Commissions and Committees and will be subject to further review as part of the ongoing process of capital planning.

Special attention should be given to the $6,000,000 road reconstruction need. The report shows the beginning of the plan for debt service for that reconstruction activity. This is a large expenditure for the Town, particularly with the constraints imposed by Proposition 2½.

The report is comprised of several parts. First, a summary of capital expenditures from 1982 to 1988. Second, a summary of Department requests followed by a summary of the Water Department capital requests. Third, a summary of proposed articles. Fourth, a summary of assumed capital borrowings that combines current debt service with proposed borrowings. Fifth, a summary of the effect of Capital spending on the 1984 tax rate.

The Capital Planning Committee hopes that the information contained in the report will assist the voters as they make their Town Meeting decisions.

Respectfully submitted,
E. Michael Brown
Ray K. Heist
Mary Z. Olmsted
Walter F. Pope, Chairman

CAPITAL EXPENDITURE SUMMARY
1982 - 1988

DEPARTMENTS		ACTUAL 1982	1983	BUDGET 1984	1985	REQUESTS 1986	1987	1988
GENERAL GOVERNMENT		0	7800	0	0	0	0	0
CONSERVATION COMMISSION		0	0	0	15000	0	0	0
POLICE DEPARTMENT		20791	25100	33300	34000	35000	36000	37000
FIRE DEPARTMENT		0	90000	7500	40000	8000	85000	9000
SCHOOL DEPARTMENT		0	0	36000	60000	49500	13500	13500
LIBRARY		0	0	15000	7500	0	5000	0
PARK & RECREATION		7000	10000	9500	24000	13000	11000	0
HIGHWAY DEPARTMENT		0	15000	49000	52000	66000	40000	75000
TOTAL DEPARTMENT CAPITAL REQUESTS	$	27791	147900	157300	232500	171500	190500	134500
EFFECT OF DEPT. CAPITAL ON TAX RATE (**)	$	0.06	0.31	0.33	0.49	0.36	0.40	0.28
DEPARTMENT CAPITAL AS % of 1984 BUDGET (++)	%	0.22	1.16	1.23	1.82	1.34	1.49	1.05

ARTICLES		1982	1983	1984	1985	1986	1987	1988
ALL CAPITAL ITEMS (+)	$	108378	925000	248325	1492040	1173320	1102100	1240880
EFFECT OF ARTICLE CAPITAL ON TAX RATE (**)	$	0.23	1.95	0.52	3.13	2.46	2.31	2.60
ARTICLE CAPITAL AS % OF 1984 BUDGET (++)	%	0.85	7.25	0.20	11.69	9.2	8.6	9.72
EFFECT OF TOTAL CAPITAL ON TAX RATE (**)	$	0.29	2.26	0.85	3.61	2.81	2.71	2.88
TOTAL CAPITAL AS % OF 1984 BUDGET (++)	%	1.07	8.41	3.18	13.5	10.5	10.1	10.78
CAPITAL $ PER VOTER (##)		18.40	117.64	51.58	219.32	171.03	158.03	174.92
WATER DEPARTMENT		46000	72500	80000	128000	127000	72000	72000

(+) 1983 ITEMS WILL BE FINANCED BY BONDING
(**) BASED ON 1983 RATE $477161 = $1.00
(##) BASED ON 7863 VOTERS
(++) BASED ON 1984 BUDGET $12761250
1984 BUDGET = 1.025 x 1983 BUDGET

SUMMARY OF DEPARTMENTS

				1984	1985	1986	1987	1988
CONSERVATION COMMISSION								
Maintenance Vehicle		(L)		0	15000	0	0	0
SUB TOTAL				0	15000	0	0	0
POLICE DEPARTMENT								
4 Cars		(L)	(1)	33300	34000	35000	36000	37000
SUB TOTAL				33300	34000	35000	36000	37000
FIRE DEPARTMENT								
Car-2 ½ Ton PU		(L)	(2)	7500	0	0	0	9000
Engine-3 Repower				0	40000	0	0	0
Car - 1 Sta. Wgn.		(L)		0	0	8000	0	0
Rescue - 1 Ambulance		(L)		0	0	0	45000	0
Engine - 2 Repower				0	0	0	40000	0
SUB TOTAL				7500	40000	8000	85000	9000
SCHOOL DEPARTMENT								
Bus Replacement	(A)	(L)	(1)	21000	21500	22000	0	0
Paving Repair				0	14000	14000	0	0
Roof Maintenance			(1)	15000	13500	13500	13500	13500
3/4 Ton P.U.		(L)		0	11000	0	0	0
SUBTOTAL				36000	60000	49500	13500	13500
LIBRARY								
Carpeting Main Level				0	7500	0	0	0
Cataloging System		(L)		0	0	0	5000	0
Painting Exterior			(2)	5000	0	0	0	0
Painting Interior			(3)	10000	0	0	0	0
SUB TOTAL				15000	7500	0	5000	0
PARK & RECREATION								
F250 Truck W. Plow		(L)		0	12000	0	0	0
F350 Dump Truck		(L)		0	12000	0	0	0
F600 Truck W. Plow		(L)		0	0	13000	0	0
F250 Truck		(L)		0	0	0	11000	0
SUB TOTAL				0	24000	13000	11000	0
HIGHWAY DEPARTMENT								
10 Ton Dump #2		(L)	(1)	40000	0	0	0	0
10 Ton Dump #5		(L)		0	0	0	40000	0
10 Ton Dump #6		(L)		0	40000	0	0	0
1 Ton Dump #7		(L)		0	0	12000	0	0
10 Ton Dump #8		(L)		0	0	40000	0	0
1 Ton Dump #21		(L)		0	12000	0	0	0
F.E. Loader #31		(L)		0	0	0	0	75000
JD24 Loader/Plow		(L)		0	0	14000	0	0
SS Sander		(L)	(1)	9000	0	0	0	0
SUB TOTAL				49000	52000	66000	40000	75000
SUB TOTAL DEPARTMENTS				140800	232500	171500	190500	134500

	1984	1985	1986	1987	1988
WATER DEPARTMENT					
New Well & Pump. Station	15000	0	0	0	0
Test Wells	15000	15000	15000	15000	15000
New Sandpipe Fund	0	35000	35000	35000	35000
Backhoe	0	0	25000	0	0
Trucks	0	7000	17000	7000	7000
Purge Wells	25000	25000	10000	10000	10000
Compressor	0	21000	0	0	0
Meter Replacement	5000	5000	5000	5000	5000
Water Main Replacement	20000	20000	20000	0	0
TOTAL WATER DEPARTMENT	80000	128000	127000	72000	72000

(A) State will reimburse up to 70% over a 5-year period. This is returned to the Town as part of general revenues and thus the full amount must be budgeted.

(L) Indicates that the item might be leased.

( ) The number contained within the brackets indicates the CPC assigned priority for current year items.

SUMMARY OF ARTICLES

				1984	1985	1986	1987	1988
CONSERVATION COMMISSION								
Emerson Land Acquisition			(2)	10000	0	0	0	0
Farese Land Acquisition			(2)	0	37000	0	0	0
Land Acquisitions				0	150000	200000	200000	200000
SUB TOTAL				10000	187000	200000	200000	200000
HIGHWAY DEPARTMENT								
Resurface Woodridge Road				167000	0	0	0	0
SUB TOTAL				167000	0	0	0	0
LIBRARY								
Addition 1,000,000		(B)		0	180000	172000	164000	156000
Automation of Services			(3)	0	40000	0	0	0
SUB TOTAL				0	220000	172000	164000	156000
ROAD CONSTRUCTION (Including Engineering)								
Const. Claypit Hill Road				148500				
Const. Plain Road Part 1				382500				
Const. Plain Road Part 2				139000				
Const. Stonebridge Road				230000				
			(1)	900000				
PHASE I DEBT SERVICE PLAN		(B)						
Approved FY 82 (Old Conn. Path)	715000			0	128700	123000	117300	111600
Requested FY 83	900000			0	162000	154800	147600	140400
Anticipated Request FY84	2000000			0	360000	344000	328000	312000
SUB TOTAL	3615000	(C)		0	650700	621800	592900	564000
SEPTAGE FACILITY DEBT SERVICE								
Debt Service				8600	37840	36120	34400	32680
DEBT SERVICE EQUIPMENT & CONSERVATION								
Schoenfield - Conservation	108100			4325	19000	18200	17400	16600
Computer & Fire Equipment (5 Years)	210000			8400	27000	25200	23400	21600
SUB TOTAL				12725	46000	43400	40800	38200
SURFACE WATER QUALITY COMMITTEE			(*)					
Dudley Pond Stormwater Design & Engineering		(W)		50000	0	0	0	0
Dudley Pond Stormwater Construction		(W)	(X)	0	350500	0	0	0
Dudley Pond Communal Septic Design & Eng.		(W)	(Y)	0	0	100000	0	0
Dudley Pond Communal Septic Construction		(W)	(Y)	0	0	0	250000	250000
SUB TOTAL				50000	350500	100000	250000	250000

SUMMARY OF ARTICLES - Continued

	1984	1985	1986	1987	1988
SUB TOTAL ARTICLES	248325	1492040	1173320	1102100	1240880
SUB TOTAL NON-BONDED ARTICLES	227000	577500	450000	450000	450000

(*) Information received too late to establish a priority in this report

(B) Assumes money borrowed at 8% for 10 years

(C) The $3,615,000 shown is a proposal for Phase I of the $15,000,000 Townwide road reconstruction plan

(W) It is expected that these items will be 50% reimbursed with State matching funds

(X) May be 1/4 this amount if State match rises to 75%

(Y) May be less if matching funds rise to 75% or if Federal funds rise to 93%

ASSUMED CAPITAL BORROWING PROGRAM

		1984	1985	1986	1987	1988
SCHOOLS						
$950,000 - 1972		65250	63000	60750	58500	56250
$900,000 - 1976		107168	102262	97357	92452	0
TOTAL SCHOOLS	$	172418	165262	158107	150952	56250
TOWN BUILDING						
$1,605,000 - 1978		221219	212431	203644	194856	117731
TOTAL CURRENT DEBT SERVICE	$	393637	377693	361751	345808	173891
PROPOSED SPENDING						
Library Addition		0	180000	172000	164000	156000
Road Reconstruction		0	650700	621800	592900	564000
TOTAL DEBT SERVICE	$	393637	1208393	1155551	1102708	893981
DEBT SERVICE AS % (++) OF TOTAL BUDGET	%	2.75	8.45	8.08	7.72	6.25

SUMMARY OF EFFECT ON TAX RATE

	(**)	1984	1985	1986	1987	1988
EXISTING DEBT SERVICE		0.82	0.79	0.76	0.72	0.36
LIBRARY ADDITION		0.00	0.38	0.36	0.34	0.33
ROAD RECONSTRUCTION		0.00	1.36	1.30	1.24	1.18
TOTAL DEBT SERVICE	$	0.82	2.53	2.42	2.30	1.87
DEPARTMENT CAPITAL	$	0.30	0.46	0.33	0.40	0.28
NON-BONDED ARTICLE	$	0.48	1.21	0.94	0.94	0.94
EFFECT OF ALL CAPITAL ON 1984 TAX RATE	$	1.60	4.20	3.69	3.64	3.09
NON-BONDED ARTICLES	$	227000	577500	450000	450000	450000

(**) BASED ON $477,161 = $1.00 ON THE 1983 TAX RATE

(++) BASED ON A $12,761,250 1984 TOWN BUDGET
1984 BUDGET = 1.025 x 1983 BUDGET

APPENDIX E

Salary and Wages ($22,500 or more)

The following amounts are from W-2 forms for calendar year 1982 and include any overtime and stipends. The difference between base salary and the amount shown below is overtime or stipends which vary from year to year.

GENERAL GOVERNMENT:			
Executive Secretary	34,681	Data Process.Mgr.	24,955
Admin.Fin.Serv./Pers.	33,099	Town Surveyor	26,730
Town Accountant	28,050	Building Inspect.	23,499
HEALTH:			
Social Worker	28,949		
PARK DEPARTMENT:			
Superintendent	28,078		
HIGHWAY DEPARTMENT:			
Superintendent	29,522	Master Mech.	23,428
POLICE DEPARTMENT: (Including Overtime & Private Details*)			
Chief	30,197		
Lieutenant	26,375	Patrolman	32,328
Youth Officer	30,265	Patrolman	25,404
Sergeant	25,472	Patrolman	25,478
Sergeant	31,368	Patrolman	27,663
Sergeant	29,908	Patrolman	28,660
Sergeant	31,003	Patrolman	31,290
Sergeant	28,477	Patrolman	25,813
FIRE DEPARTMENT: (Including Overtime)			
Chief	32,392	Firefighter/Mech.	24,221
Deputy Chief	31,150	Firefighter/Elect.	24,916
Captain	29,809	Firefighter	24,390
Captain	29,116	Firefighter	24,153
Captain	28,211		
TOWN LIBRARIAN:	22,545		
WATER DEPARTMENT:			
Superintendent	27,285		
SCHOOL DEPARTMENT:			
Administration:			
Superintendent	56,500	Dir. of Programs	38,500
Asst.Supt.Bus. Admin.	36,500	Asst. Supt. Pers.	43,000
SYSTEM WIDE PERSONNEL:			
Dir. of Fine Arts	31,875	Special Needs Coord.	27,250
Metco Coord.	27,065	Special Needs Coord.	29,914

PRINCIPALS:

High School	46,724	Junior High	35,607
Asst. High School	33,950	Asst. Jr. High	29,488
Asst. High School	37,025	Claypit School	37,550
Junior High	30,475	Happy Hollow	37,550

DEPARTMENT HEADS:

27,601	34,226	28,263	33,946
31,575	33,223	30,827	32,969
27,508	31,227	32,974	26,003
30,983	38,856	32,531	31,796
31,855	23,769	30,737	

TEACHERS:

23,725	28,766	26,144	23,734
27,092	24,330	23,104	22,948
33,608	23,628	28,946	31,957
28,766	30,822	28,776	28,766
32,520	32,545	28,766	23,104
27,117	23,038	29,465	23,104
29,856	23,734	28,946	26,144
26,144	28,766	28,666	27,852
33,608	23,110	32,327	22,684
31,894	28,991	23,513	25,617
26,549	23,104	27,092	28,766
30,912	28,772	28,946	28,778
28,924	23,586	29,412	33,053
23,110	30,552	30,552	27,577
25,539	23,104	22,948	27,632
29,036	23,379	27,066	23,199
28,772	22,948	32,374	28,766
23,104	30,552	26,864	23,413
23,038	28,766	28,766	31,414
28,766	23,104	28,766	29,248
25,960	27,092	28,396	31,542
30,261	26,144	28,766	23,116
33,165	22,948	28,048	30,436
22,891			

Zoning By-Laws

Exception for Flexible Plan Development

Section IX A

(a) Any person who submits to the Planning Board, for approval under the Subdivision Control Law, a plan of land containing ten acres or more in Residence Zone 40,000 sq.ft. 180 ft. Front and/or Residence Zone 60,000 sq. ft. 210 ft. Front may in accordance with provisions in this Section IX A set forth make application to the Board of Appeals for a special permit excepting the building lots shown on such plan in said Zones from the lot area and frontage requirements specified in paragraph (e) of Section IX, but not any other requirements of the Zoning By-law. Prior to the granting of a permit, the plan must show (1) which lots are to be used as building lots and which are to remain open land, and (2) on each building lot, two site lines between which the entire dwelling, including attached garage must lie.

(b) After notice and hearing in accordance with law the Board of Appeals may grant such a permit, provided that the applicant has submitted an agreement as provided in paragraph (d) of this Section IX A, and that prior to the hearing the Planning Board has submitted in writing a report specifying that the Planning Board has determined that (i) the area of the tract shown on the plan is at least ten acres, (ii) the building lots shown thereon comply with the requirements of paragraph (c) of this Section IX A as to minimum and average area and as to frontage, (iii) the plan promotes the more efficient use of the land in harmony with its natural features and with the general intent of the Zoning By-law, (iv) the number of lots does not exceed the number of lots which could be created in the tract shown on such plan without a special permit hereunder, (v) each of such lots contain a house site which is in harmony with the general intent of the Zoning By-law, (vi) each of such lots contains a site which, subject to approval of the Board of Health, may be suitable for a septic disposal system and (vii) the proposed ownership of and restrictions to be applied to the Open Land as set forth in the agreement provided for in paragraph (d) of this Section IX A are in harmony with the general intent of the Zoning By-law and appropriate to the particular development.

(c) The building lots shown on any plan for which a special permit is granted under this Section IX A shall meet the following requirements:

1. Each such lot lying in Residence Zone 40,000 sq.ft. 180 ft. Front shall contain a minimum of twenty-five thousand square feet, and each such lot lying in Residence Zone 60,000 sq.ft. 210 ft. Front shall contain a minimum of thirty thousand square feet.

2. The average area of all such lots lying in Residence Zone 40,000 sq.ft. 180 ft. Front shall be at least thirty thousand square feet, and the average area of all such lots lying in Residence Zone 60,000 sq.ft. 210 ft. Front shall be at least forty thousand square feet.

3. At least three-quarters of all of such lots shall have an area equal to or greater than the minimum average specified in the foregoing sub-paragraph 2.

4. Each such lot lying in Residence Zone 40,000 sq.ft. 180 ft. Front shall have a width of at least one hundred twenty feet, and each such lot lying in Residence Zone 60,000 sq.ft. 210 ft. Front shall have a width of at least one hundred fifty feet, such width to be measured on a line which is the shortest distance between those segments of the side lines of the lot which lie between the two site lines specified in paragraph (a).

5. Each such lot shall have a frontage of not less than twenty-five feet on any street line.

(d) All land shown on a plan for which a special permit is granted under this Section IX A which is not included in building lots shall be Open Land. Such Open Land shall have an area at least equal to the aggregate of (i) one-half of the excess over 40,000 square feet of all such lots lying in Residence Zone 40,000 sq.ft. 180 ft. Front which are greater in area than 40,000 square feet but less than 79,999 square feet, (ii) all of the excess over 40,000 square feet of all such lots lying in said Zone which are 80,000 square feet or greater in area (iii) one-half of the excess over 60,000 square feet of all lots lying in Residence Zone 60,000 sq.ft. 210 ft. Front which are greater in area than 60,000 square feet but less than 119,999 square feet, and (iv) all of the excess over 60,000 square feet of all such lots lying in said Zone which are 120,000 square feet or greater in area. Provision shall be made by agreement, duly executed in form suitable for recording by the owner or owners of such Open Land, that in the event that a special permit is granted under this Section IX A such Open Land shall be:

1. Owned either (i) by the Town, alone or jointly with any of the following: (ii) by Sudbury Valley Trustees, Inc., (iii) jointly or in common by the owners of the building lots shown on said plan in a manner in which the ownership of the Open Land runs with the title to the lots and is not separately alienable, or (iv) by an association of which the owners of the building lots (or groups of such lots) are the members; and

2. Subject to restrictions unlimited as to time that such Open Land shall be used only for (i) conservancy in its natural state, (ii) grazing and agriculture, (iii) walking, horseback riding and/or bicycle riding, (iv) playing fields and courts, (v) swimming pools and other recreational facilities and structures for the use of the owners of the building lots, or (vi) any combination

of the foregoing. The restrictive agreement shall be in such form and contain such facts and provisions that, so far as possible under then existing law, the restrictions will not terminate by operation of law.

The manner of ownership of such Open Land (or of various parcels thereof) shall be determined by the applicant after consultation with the Planning Board. The type of restrictions on such Open Land (or on various parcels thereof) shall be determined by the Planning Board after consultation with the applicant. Such restrictions shall be for the benefit of and enforceable by the Town, and, if the applicant so requests, shall also be enforceable by the applicant and/or by the owners of the building lots shown on such plan. The applicant may specify that such restrictions be established for the benefit of the Town by a trust enforceable by the Board of Selectmen, the Planning Board and/or the Conservation Commission.

(e) In determining for the purposes of paragraph (b) (iv) of this Section IX A, the number of lots which could be built upon in a particular tract of land without a special permit hereunder the Planning Board shall give due consideration to all pertinent studies, plans and other data submitted by the applicant, the character and suitability of such land for residential construction and septic disposal, and applicable rules and regulations of the Planning Board and the Board of Health and other laws.

(f) If the land shown on the plan includes land in two Residence Zones, all of the land shall, for all purposes of this Section IX A, be considered as lying entirely within the zone having the largest area and frontage requirements; provided, however, that is 80% or more of the total area shown as building lots lies within one residence zone, all of the land shall be considered as lying within that zone.

(g) If all of the requirements of this section are met, the Board of Appeals shall grant a permit unless, owing to circumstances affecting the land or a portion thereof, but not affecting generally the zoning district in which it is located, the granting of a permit would derogate from the intent or purpose of this section.

Zoning By-Laws

Section V

(ql.) Removal of sod, loam, sand, gravel, or quarried stone from within a subdivision, the plan of which has been approved by the Planning Board and duly recorded in Middlesex South District Registry of Deeds, shall be permitted when and to the extent that such is necessary for the lawful construction or alteration of a way shown on said plan, or for the lawful installation of utilities or drain pipes or drain structures in said subdivision, provided that the quantity of sod, loam, sand, gravel, or quarried stone so removed shall not exceed that in place in the particular space to be occupied by such way, utilities, drain pipes or drain structures, and subject to any requirements made by the Planning Board endorsed or referred to on the plan of such subdivision.

(r) Where special permits by the Board of Appeals are required under this and other sections, the building inspector or other persons designated by the Selectmen to issue permits as hereinafter provided, shall issue no permit until so directed in writing. Upon application for such a permit, the Board shall give public notice by publication in a newspaper and by mail to the applicant, and to the owners of all property deemed by the Board as affected by such a permit, and shall hold a hearing and render a decision. The applicant shall show to the satisfaction of the Board that the use of the premises for which application is made SHALL NOT BE AGAINST THE PUBLIC INTEREST, SHALL NOT DEROGATE FROM THE CHARACTER OF THE NEIGHBORHOOD IN WHICH SUCH USE IS TO OCCUR, shall not be detrimental or offensive because of noise, vibration, smoke, gas, fumes, odor, dust or other objectional features, and that such use shall not otherwise be injurious to the inhabitants or their property, or dangerous to the public health or safety. When not so satisfied, the Board shall refuse a permit. When, in the opinion of the Board, such a permit may be granted if accompanied by conditions specially designated to safeguard the district and the Town, it shall impose such conditions and make them a part of the decision, and they shall be made a part of the permit issued by the building inspector, or other person designated by the Selectmen as hereinafter provided.

REFER TO ARTICLE 12

Zoning By-Laws

TABLE OF DIMENSIONAL REQUIREMENTS

Section XIII

The following table sets forth the requirements of these Zoning By-Laws, as to Area, Lot Coverage, Frontage, Set-Backs and Height Requirements, for a building or structure enlarged or erected pursuant to a permit issued on or after June 1, 1982. Unless a footnote to this table set forth in paragraph B of this section shall expressly state to the contrary, the following table shall govern over conflicting requirements in the text of the By-Laws.

Additional dimensional requirements located in other sections of this Zoning By-Law may apply to placement of signs, sidewalks, driveway openings, curbs, fences, planting strips, parking and loading facilities, and to separation of buildings, and/or structures on the premises.

A. Table - (see Table at end of Article.)

B. Footnotes

Footnotes to the table set forth additional requirements and exceptions as stated therein with respect to the category to which the footnote is noted.

1. Minimum lot area shall be calculated in accordance with the requirements of IX(m) of the By-Law.

2. If IX(a), (b), (c), (d),shall require a greater setback or permit a lesser setback, the provisions of said sections shall prevail over this table.

3. Sideyards shall meet the requirements of IX(d) and IX(i) and the required minimum sideyard may be reduced in accordance with the provisions of IX(i).

4. Maximum height limitations shall be subject to the exceptions set forth in VIIIa.(1) and (2).

5. Accessory buildings shall be permitted in the minimum backyard in accordance with the provisions of IX(h).

6. Existing premises with less frontage may be used in accordance with the requirements of VA3.d.

7. The dimensional requirements of the nearest residential district shall apply.

8. Minimum lot area and frontage shall be determined in accordance with the provisions of VI3.a)3).

9. Each structure not less than 100 feet from any residential building.

10. Gasoline pumps to be at least 20 feet from street line and 25 feet from side and rear property lines.

11. Exception may be made pursuant to VI 3a)4)b).

12. Sixty feet required from Residence District Boundary.

13. Exception may be made pursuant to VI 3.a)4)c).

14. Any greater setback requirement by IX(d) shall prevail.

DISTRICTS / USES		Minimum Lot Area [1] (SQ. FEET)	Maximum Lot Coverage (%)	Minimum Frontage (FEET)	Minimum Yard Set Backs FRONT From Lot Line (FEET)	FRONT From Street ℄ (FEET)	REAR From Lot Line [5] (FEET)	SIDE From Lot Line (FEET)	MAXIMUM HEIGHT The LESSER of 4 (FEET)	(STORIES)
SINGLE RESIDENCE DISTRICTS		20,000	20	120	[2] 30	55	30	[3] 15	35	2½
		30,000	20	150	[2] 30	55	30	[3] 15	35	2½
		40,000	20	180	[2] 30	55	30	[3] 15	35	2½
		60,000	20	210	[2] 30	55	30	[3] 15	35	2½
ROADSIDE BUSINESS	Uses Permitted in Single Residence Districts	[7]	20	[7]	60	55	30	15	35	2½
	Permitted Non-Residential Uses	40,000	20	[6] 200	60		30	30	35	2½
BUSINESS A	Retail, Offices, Services, Trades, Etc.	[8]	75 (70 corner lot)	[8]	[2] 30	55	15	[3] 15	35	
	Auto Service & Repair Garage	30,000	25	125	40		[9] 25 [10]	[9] 25 [10]	35	
	Auto Sales, Service & Repairs	2 ACRES	25	200	40		[9] 25 [10]	[9] 25 [10]	35	
	Gasoline Service Stations	40,000	25	200	40		[9] 25 [10]	[9] 25 [10]	35	
BUSINESS B		NONE	25	NONE	[11] 60		[12] 15 [13]	[3] [12] 15 [13]	35	
LIGHT MANU-FACTURING	Listed Permitted Uses	NONE	75 (70 corner lot)	NONE	[2] 30	55	15	[3] 15	40	3
	Auto Service & Repair Garage	30,000	25	125	40		[9] 25 [10]	[9] 25 [10]	35	
	Auto Sales, Service, & Repairs	2 ACRES	25	200	40		[9] 25 [10]	[9] 25 [10]	35	
	Gasoline Service Stations	40,000	25	200	40		[9] 25 [10]	[9] 25 [10]	35	
LIMITED COM-MERCIAL	Uses Permitted in Single Residence Districts	[7]	20	[7]	[2] 30	55	30	[3] 15	35	2½
	Permitted Non-Residential Uses	NONE	20	NONE	100		100	100	35	2½
PLANNED DEVELOPMENT		REQUIREMENTS OF SECTION IX B APPLY								
REFUSE DISPOSAL		NONE	NONE	NONE	[2] 30		30	[3] 15	NONE	NONE
FLEXIBLE PLAN DEVELOPMENT		REQUIREMENTS OF SECTION IX A APPLY								

REFER TO ARTICLE 20

MGL Chapter 41, Section 11

Appointment to fill vacancy in town office

As used in this section, the term "vacancy" includes a failure to elect. If a vacancy occurs in any town office, other than the office of selectman, town clerk, treasurer, collector of taxes or auditor, the selectmen shall in writing appoint a person to fill such vacancy. If there is a vacancy in a board consisting of two or more members, except a board whose members have been elected by proportional representation under chapter fifty-four A, the remaining members shall give written notice thereof, within one month of said vacancy, to the selectmen, who, with the remaining member or members of such board, shall, after one week's notice, fill such vacancy by roll call vote. The selectmen shall fill such vacancy if such board fails to give said notice within the time herein specified. A majority of the votes of the officers entitled to vote shall be necessary to such election. The person so appointed or elected shall be a registered voter of the town and shall perform the duties of the office until the next annual meeting or until another is qualified.

REFER TO ARTICLE 21

By-Laws

Article 4. Finances

Section 3.

The Board of Selectmen, after drawing a warrant for a town meeting, shall immediately forward a copy thereof to each member of said Finance Committee, which shall consider all articles in the warrant and make such report, in print or otherwise, to the town meeting as it deems for the best interest of the town. The Committee shall also make an annual report which shall be published as part of the annual Town Report and which shall include recommendations for appropriations for the ensuing year, a budget, and such further recommendations regarding the finances of the Town and action in regard thereto as seems to such committee to be necessary and appropriate.

REFER TO ARTICLE 21

MGL Chapter 39, Section 16

Appropriation, advisory or finance committees; appointment; tenure; powers and duties.

Every town whose valuation for the purpose of apportioning the state tax exceeds one million dollars shall, and any other town may, by by-law provide for the election or the appointment and duties of appropriation, advisory or finance committees, who shall consider any or all municipal questions for the purpose of making reports or recommendations to the town; and such by-laws may provide that committees so appointed or elected may continue in office for terms not exceeding three years from the date of appointment or election.

In every town having a committee appointed under authority of this section, such committee, or the selectmen if authorized by a by-law of the town, and, in any town not having such a committee, the selectmen, shall submit a budget at the annual town meeting.

NOTES

NOTES

TOWN OF WAYLAND
Board of Selectmen
41 COCHITUATE ROAD
WAYLAND, MASS. 01778

Bulk Rate
U.S. Postage
PAID
Permit No. 16
Wayland, Mass.

POSTAL PATRON

WAYLAND, MASS. 01778